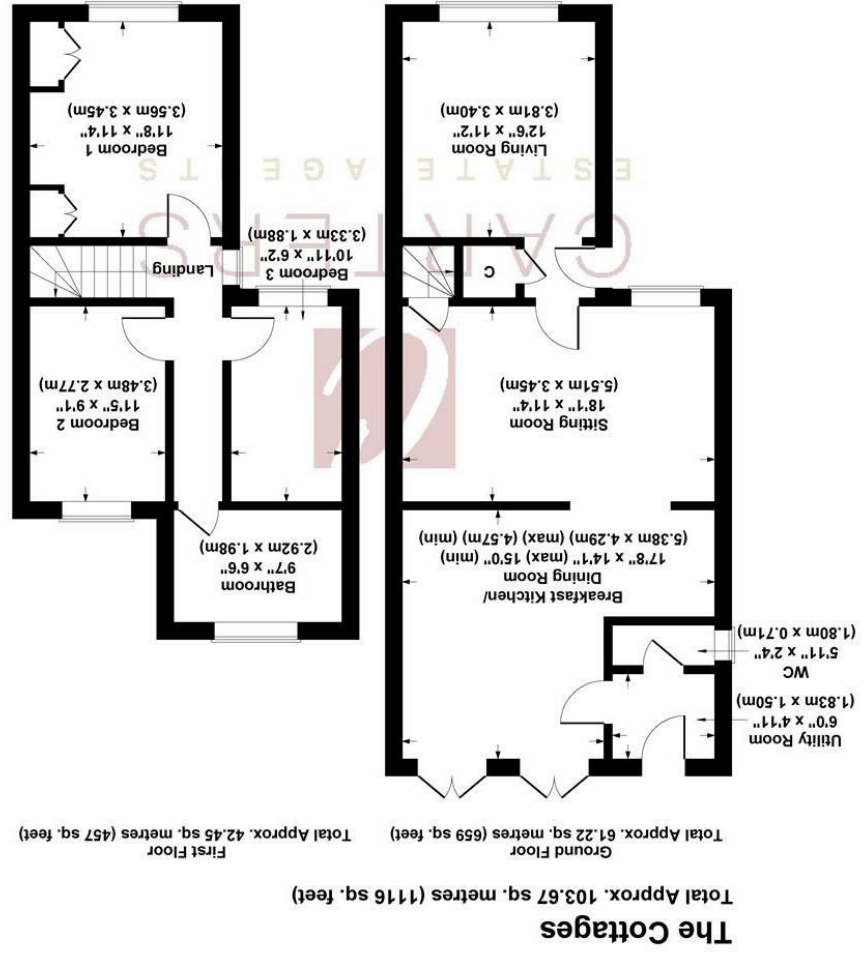


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Please contact our Atherstone Office on 01827 215 100
 if you wish to arrange a viewing appointment for this property or require further information.

Not to Scale. Produced by The Plan Portal 2024
 For Illustrative Purposes Only.



Floor Plan

DOUNCIL TAX

Energy Efficiency Rating	
Current	Potential
A (92 plus)	A (92 plus)
B (81-91)	B (81-91)
C (69-80)	C (69-80)
D (55-68)	D (55-68)
E (39-54)	E (39-54)
F (21-38)	F (21-38)
G (1-20)	G (1-20)

EU Directive 2002/91/EC
 England & Wales
 Not energy efficient - higher running costs

Energy Efficiency Graph



Area Map



Windermere 3 The Cottages, Mill Lane
 Atherstone, CV9 3RL

Offers Over £465,000

3
 1
 2
 COUNCIL TAX BAND

Windermere 3 The Cottages, Mill Atherstone, CV9 3RL

Introducing 'Windermere,' a captivating late 1800s cottage located in the picturesque village of Sheepy Parva. Meticulously extended and modernised by its current owners, this stunning residence is part of a row of prestigious cottages, each uniquely designed. Set against a backdrop of farms and open spaces, Sheepy Parva is renowned for its tranquility and exclusive San Giovanni restaurant, offering scenic lakes and impressive countryside views.

The cottage seamlessly blends modern comforts with timeless character features. A thoughtfully designed extension at the rear introduces a contemporary open-plan kitchen adorned with a feature sky lantern. Throughout the interiors, high ceilings, decorative coving, high skirtings, and double-glazed sash windows create a sense of space and elegance. The property has been tastefully plastered, with gas central heating ensuring warmth throughout, complemented by underfloor heating in the kitchen.

Upon entering through the side, an inviting entrance lobby leads to the front sitting room with a charming fireplace. The separate living room effortlessly connects to the superb kitchen dining area, featuring a central island and quartz worktops. Tiled flooring



with underfloor heating, French doors to the rear, and a stunning lantern enhance the space. Built-in ceiling speakers and spotlights add to the modern appeal. Conveniently connected to the kitchen is a utility room with plumbing for a washing machine and access to a WC/guests' cloakroom.

