

# 2 Williamstrip Cottages

Coln St. Aldwyns, Cirencester, Gloucestershire







A charming four bedroom  
semi-detached cottage with a  
fantastic garden and rural views.  
Located on the edge of the desirable  
village of Coln St. Aldwyns.

Cirencester 11 miles | Kemble Station 16 miles (London Paddington from 70 minutes) | Cheltenham 24 miles | Oxford 27 miles | Heathrow Airport 69 miles. (All distances and times are approximate).



4



2



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Summary of accommodation

Main House

**Ground Floor:** Hall | Kitchen/dining room | Sitting room | WC

**First Floor:** Two bedrooms | Bedroom four/study | Family shower room

**Second Floor:** Principal bedroom with en suite bathroom | Attic storage

Garden and Grounds

Garden

Situation

(Distances and times are approximate)



Kemble (15 miles) – London Paddington 70 minutes. Chiltern Railways two trains an hour from Oxford Parkway (25 miles) to London Marylebone 75 minutes. Swindon (16 miles).



Hatherop Castle School, Cheltenham College, Cheltenham Ladies' College, St. Edwards College (Oxford), The Dragon, Radley College, Marlborough College.



Bristol and Bath.



Post office village shop Coln St Aldwyns (1 mile). Further amenities in Cirencester (8 miles), Burford (10 miles), Cheltenham (23 miles) and Oxford (28 miles).



The New Inn in Coln St. Aldwyns, The Victoria Inn in Eastleach, The Swan At Southrop, Thyme (Hotel, Restaurant and Spa) in Southrop.



Racing at Cheltenham and Bath. Polo at Cirencester and Westonbirt.





## The Property

Two Williamstrip Cottages is a four bedroom cottage on the edge of Coln St Aldwyns.

The property is well presented and offers practical living throughout whilst retaining many period features. There is a cosy sitting room with a wood burner and built-in shelves at the front of the cottage and an open-plan kitchen/dining room at the back that opens on to beautifully landscaped gardens.

On the first floor, there are three double bedrooms, one of which is currently used as a study, and a contemporary shower room. On the second floor is a large bedroom with an en suite bathroom, which can be used as the principal bedroom or guest suite.





## Outside

Outside, the garden has been beautifully landscaped and mainly laid to lawn, benefiting from open views of the surrounding countryside. There are mature plants, shrubs, and trees with areas to sit down and relax, as well as an outdoor dining area. A gate leads out to the neighbouring fields, perfect for country walks and exploring the area. There is off street parking on the front drive.

## Property Information

**Tenure:** Freehold

**Services:** Mains water and electricity.  
Oil-fired central heating. Private drainage.

**Local Authority:** Cotswold

**Council Tax:** Band E

**EPC:** E

**Guide Price:** £800,000

**Postcode:** GL7 5AU

**What3words:** ///rashers.wobbling.pines

**Directions:** Coming from Hatherop, turn left on to Coltsmoor Farm Lane, signposted to Dean Farm, then in 150m, take the road to your left, where you'll see a row of cottages.

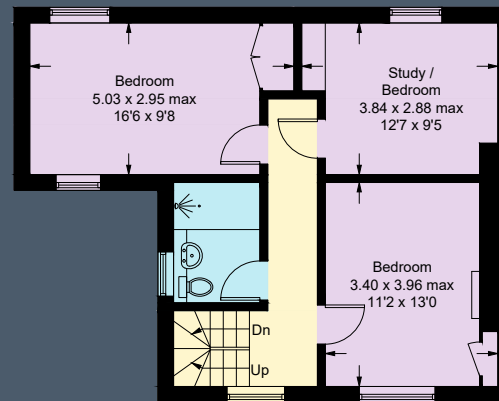
**Viewings:** All viewings strictly by appointment only through the vendor's selling agents, Knight Frank LLP.



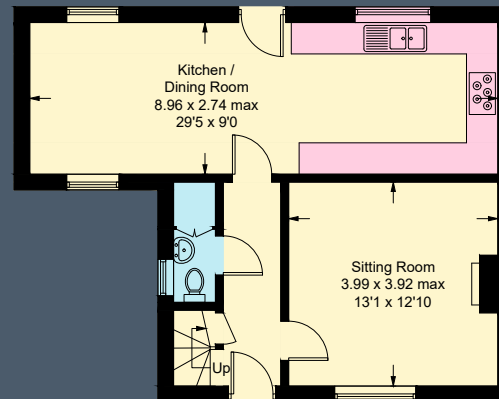


Approximate Gross Internal Floor Area  
140 sq.m / 1,507 sq.ft

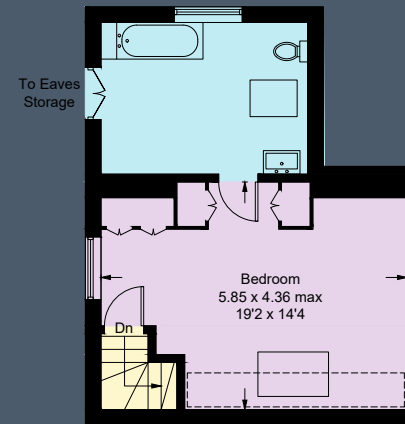
This plan is for guidance only and must not be relied upon as a statement of fact. Attention is drawn to the important notice on the last page of the text of the Particulars.




First Floor



Ground Floor



Second Floor

 = Reduced headroom below 1.5m / 5'0"

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**Fixtures and fittings:** A list of the fitted carpets, curtains, light fittings and other items fixed to the property which are included in the sale (or may be available by separate negotiation) will be provided by the Seller's Solicitors.

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Particulars dated April 2025. Photographs and videos dated March 2025.

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