



Coopers Farm, Winterslow, Salisbury









# Coopers Farm, Winterslow, Salisbury

A detached Victorian farmhouse refurbished into a family home with many period features, situated on 8 acres of land.

Coopers Farm is a red brick former Victorian farmhouse approached via an impressive gated and tree-lined gravel driveway, which provides access to the main house and outbuildings. You are welcomed into a delightful and spacious entrance hall, which leads into a kitchen/dining room. The modern kitchen by Neptune has a centre island and an integrated kitchen with appliances. The dining area has a large bay window with glorious views of the front garden and field. A utility room and access to a rear courtyard and boot room lead from the kitchen. The entrance hall also leads to a Sitting room, which additionally has a bay window with views of Bentley Woods and features an original fireplace with a log burner. Double doors lead to an orangery with a door out to the garden. A door to the rear of the reception hall leads to a dual-aspect study and downstairs cloakroom. To the rear of the property is a courtyard with an iron gate which leads to the back driveway.

The property's first floor accommodates a principal bedroom with an en suite bathroom, bedroom two, which features built-in wardrobes and an en suite bathroom, and two additional double bedrooms with built-in wardrobes and a well-appointed family bathroom.



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Cooper's Farm is situated on the edge of Middle Winterslow, 6 miles northeast of Salisbury. Winterslow is divided into the villages of West Winterslow, Middle Winterslow and the hamlets of East Winterslow. The nearby village offers a shop, post office, church, village hall, Tennis Courts, pub, and doctor's surgery. The nearby town of Stockbridge in the Test Valley from 9 miles, offers a range of shops, restaurants, pubs and a local butcher. 18 miles west of the Cathedral City of Winchester, with trains to London Waterloo from 58 minutes, Salisbury with trains to London Waterloo from 84 minutes; Grateley train station from 7 miles, with trains to London Waterloo from 74 minutes. There is excellent schools, including Winterslow primary school, Salisbury Cathedral School, Farleigh, Chafyn Grove, Godolphin and South Wilts Grammar School. (times and distance are approximate)







Coopers Farm is situated on 8 acres of land, mainly laid to lawn with mature trees and bushes and blooming flower beds. The southfacing garden features a large pond and patio area to the front of the property, which is ideal for entertaining and enjoying the countryside views.

Local authority: Wiltshire Council

Council tax band: G

Tenure: Freehold







There is an excellent range of detached outbuildings, including a new 6-bay garage with electric doors. There is also a 4-bay stable block and a separate, modern party barn/annexe that includes a large bedroom, kitchen and bathroom. Additionally, there is a wine cellar/study and a family game/gym room.

Postcode: SP5 1QP

What 3 words: <https://what3words.com/sizzled.snowballs.spires>



# Coopers Farm

Approximate Gross Internal Area

Main House = 3071 Sq Ft / 285.27 Sq M

Garage = 964 Sq Ft / 89.59 Sq M

Family Room / Annexe = 585 Sq Ft / 54.31 Sq M

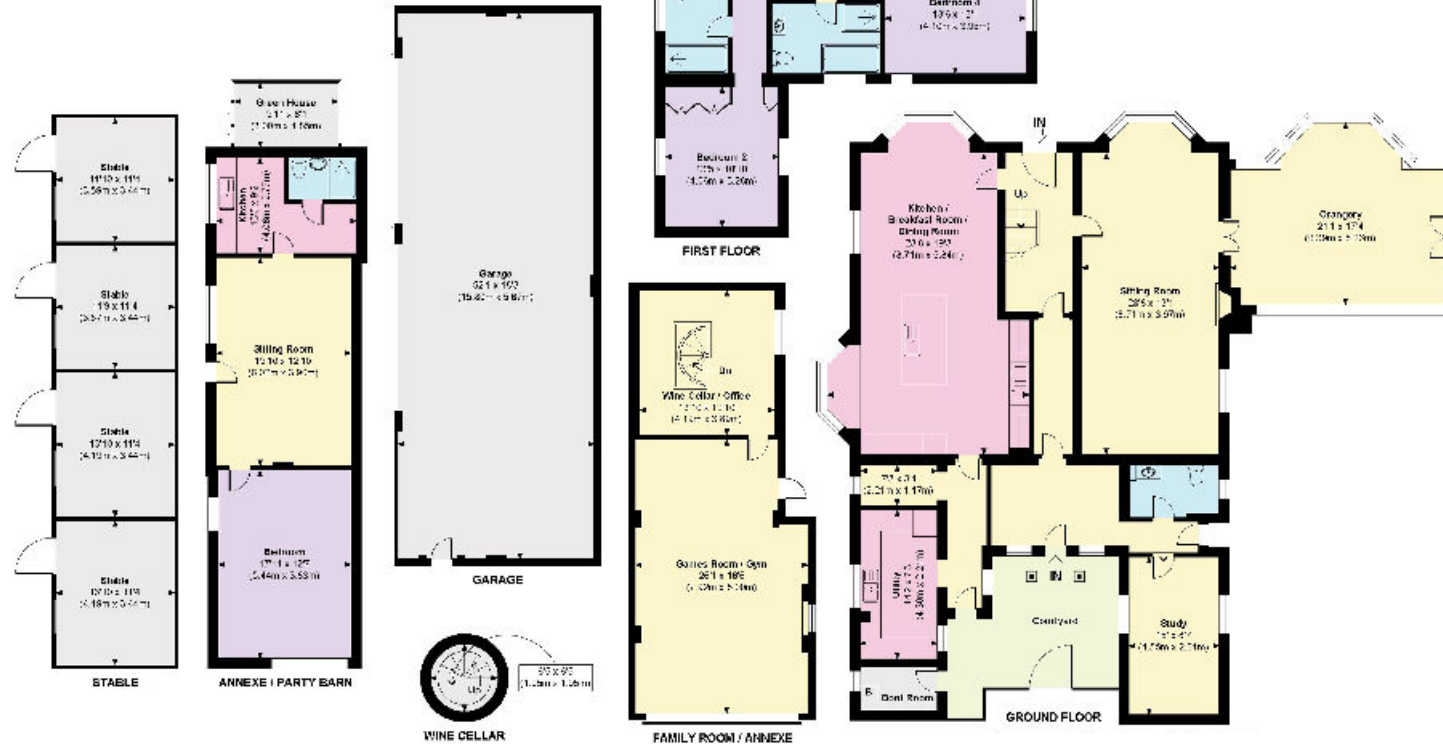
Wine Cellar = 32 Sq Ft / 2.99 Sq M

Annexe / Party Barn = 678 Sq Ft / 63.01 Sq M

Stable = 587 Sq Ft / 54.49 Sq M

Total = 5917 Sq Ft / 549.66 Sq M

Outbuildings are not shown in correct orientation or location.



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.

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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 October 2024. Photographs and videos dated October 2024.

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