



2 FAIRVIEW COTTAGES

Westmancote | Tewkesbury | Gloucestershire | GL20 7ES

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Welcome to... 2 FAIRVIEW COTTAGES

Welcome to Number 2, Fairview Cottages, a delightful four double bedroom semi-detached cottage, located in this highly sought after village. Situated in an elevated position within the village ensures that the home enjoys wonderful views to both the front and rear; with the rear enjoying an open aspect across fields where sheep and horses can regularly be seen grazing. Having extended the home, the current owners present a property to the market that enjoys a wealth of accommodation across the two floors, with the home also benefiting from driveway parking and a stunning, mature and relatively private rear garden and so it is because of the above, that this home comes with such a high recommendation to view.

Internally the property offers a welcoming entrance hall which leads through to the utility/cloakroom, study and living room, which is located to the front of the home and is flooded from natural light due to the two front facing windows, whilst the open fireplace provides the room with a central focal point.

The last room accessed off the entrance hall is the kitchen/breakfast room and what a lovely room this is. The kitchen enjoys a wealth of units which sit alongside a host of integrated appliances, which also includes a two door AGA. The kitchen is completed by Quartz worksurfaces, a stone tiled floor and French doors lead onto the rear terrace.

Furthermore, an opening from the kitchen leads through to the snug, which in turn leads into the conservatory. Upstairs are four double bedrooms and the family bathroom.

The master bedroom is located to the rear of the home and benefits from fitted wardrobes, a three-piece en suite shower room and due to the position of the room within the property, super elevated views. The three remaining bedrooms are located to the front of the home and enjoy views over open fields and beyond to the neighbouring village of Kemerton.









Explore outside... 2 FAIRVIEW COTTAGES

Externally to the front, the property benefits from off road parking whilst to the rear, there is a wonderfully mature garden that features a large, paved terrace, lawns, established and mature flower beds and to the head of the garden, a decked terrace, the perfect place to enjoy a glass of wine and take in the views that this home affords.

LOCATION

The village of Westmancote sits in between the neighbouring villages of Kemerton and Bredon, and while Kemerton offers a village pub, the village of Bredon – which is the much larger of the villages – offers a doctor's surgery, a primary school with an outstanding OFSTED report, a shop and post office, as well as a public house and restaurant. The village also offers a range of recreational attractions, including cricket, football, rugby, bowls, and ballet.

KEY FEATURES

- A wonderful, four-bedroom semi detached cottage located in this highly sought after village

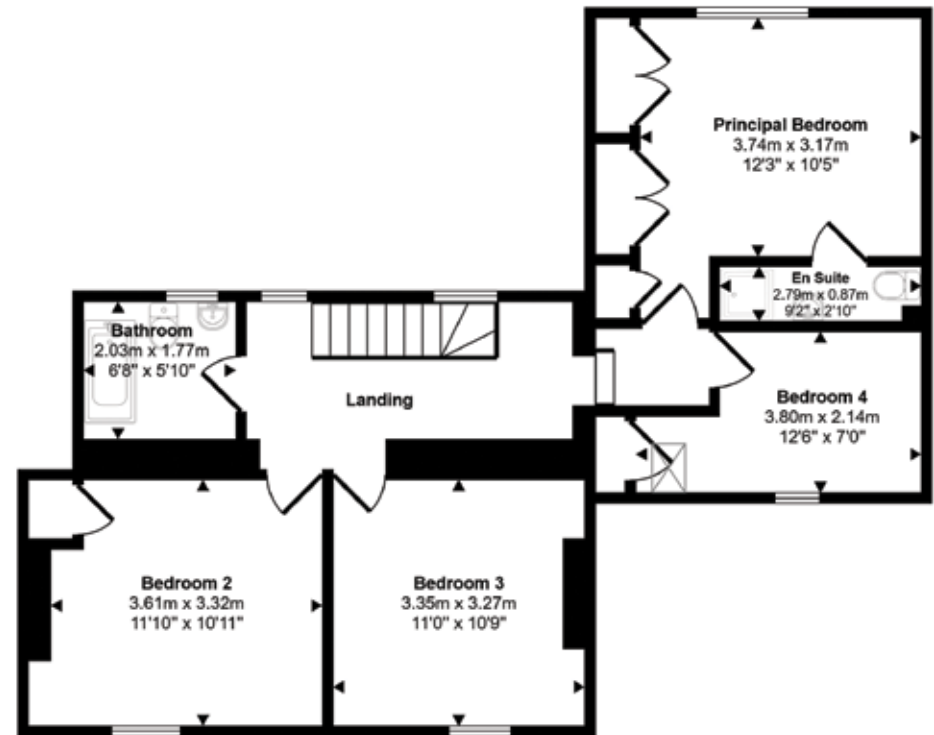
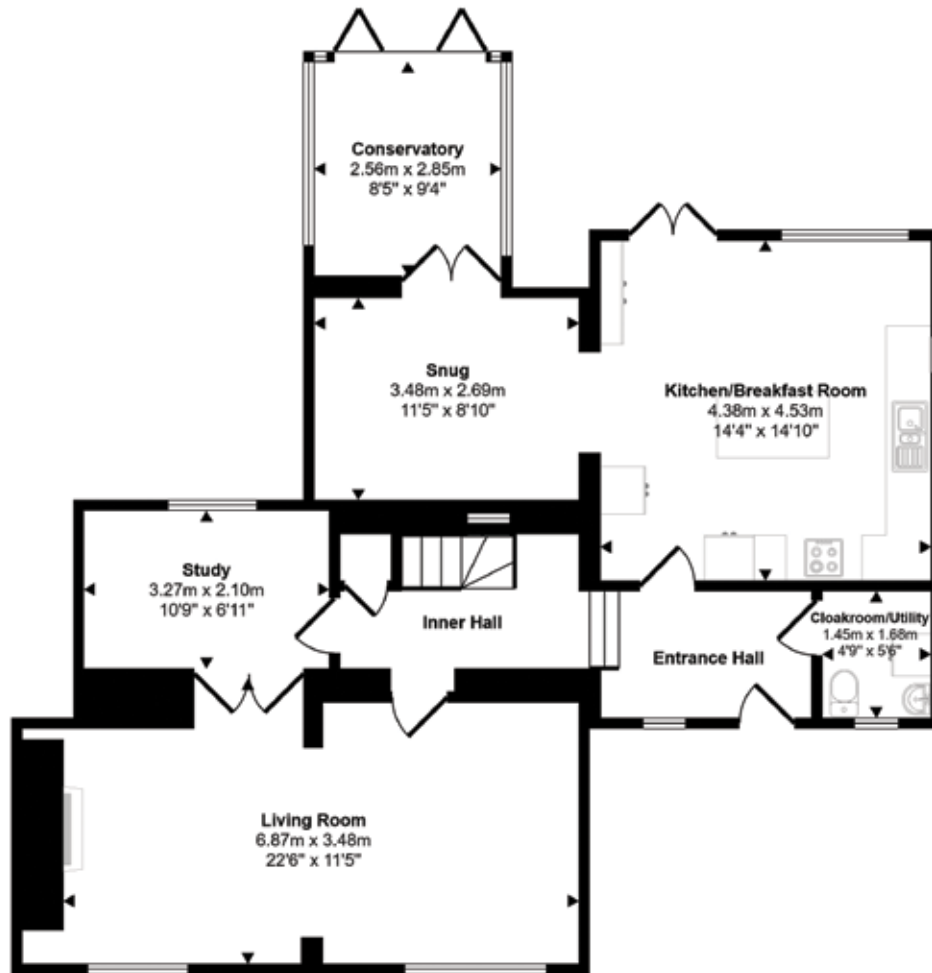
- Full of charm and character; yet coupled with modern touches
- Enjoying a wonderful backdrop over open fields where horses and sheep graze
- Entrance hall, utility/cloakroom, living room and separate study
- Modern kitchen/breakfast room with AGA and French doors leading to rear terrace
- Ground floor completed by the snug and conservatory
- Master bedroom with en suite shower room, fitted wardrobes and enjoying elevated views
- Three further double bedrooms and family bathroom
- Driveway parking to the front, mature rear garden enjoying terracing, lawns and decked terrace
- A property that comes with a high recommendation to view

DIRECTIONS

To locate the property, please enter the following postcode into your sat nav system: GL20 7ES. Upon arrival, the property can be identified by our For Sale sign.



Approx Gross Internal Area
160 sq m / 1718 sq ft



This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

Agents notes: All measurements are approximate and for general guidance only and whilst every attempt has been made to ensure accuracy, they must not be relied on. The fixtures, fittings and appliances referred to have not been tested and therefore no guarantee can be given that they are in working order. Internal photographs are reproduced for general information and it must not be inferred that an item shown is included with the property. For a free valuation, contact 01242 220080. Copyright © Hughes Sealey. Registered in England and Wales. Company Reg No. 11126899
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