

The Courtyard, Barn Hill

Grade II Listed Cottage in prestigious  
Town centre location

£495,000



# The Courtyard, Barn Hill, Stamford

## Overview

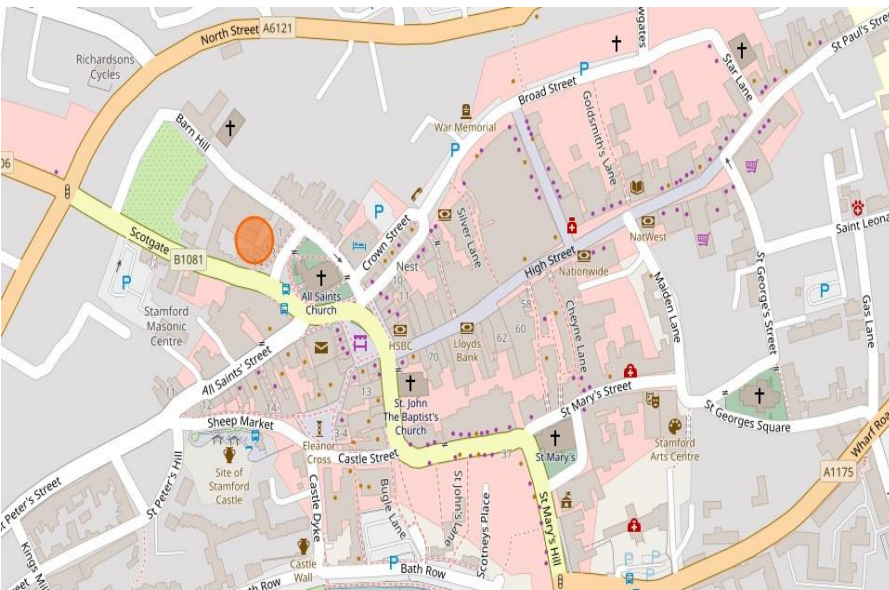
- Grade II Listed Character Cottage
- Tucked Away Position
- Sought After Town Centre Location
- Large Refitted Kitchen/Diner
- Living Room
- Mezzanine Bedroom & Separate Second Bedroom
- Luxury Shower Room
- Private Courtyard Garden & Outbuilding
- Off-Street Parking



This beautifully presented Grade II Listed stone Cottage is set in a private tucked away position just off much sought after and picturesque Barn Hill situated in the very heart of historic Stamford. Literally a minutes' walk from the High Street, the deceptively spacious and much improved accommodation includes a good-sized living room, refitted kitchen diner, one double bedroom forming the mezzanine level above the Living Room, a single bedroom with built-in wardrobe and modern luxury shower room. Outside you will find a lovely fully enclosed south facing courtyard with off-street parking for one vehicle. There is also an outbuilding which (stpp) could be converted to further living accommodation. Must be viewed to appreciate the quality and position of the stunning home. No Chain. EPC rating C

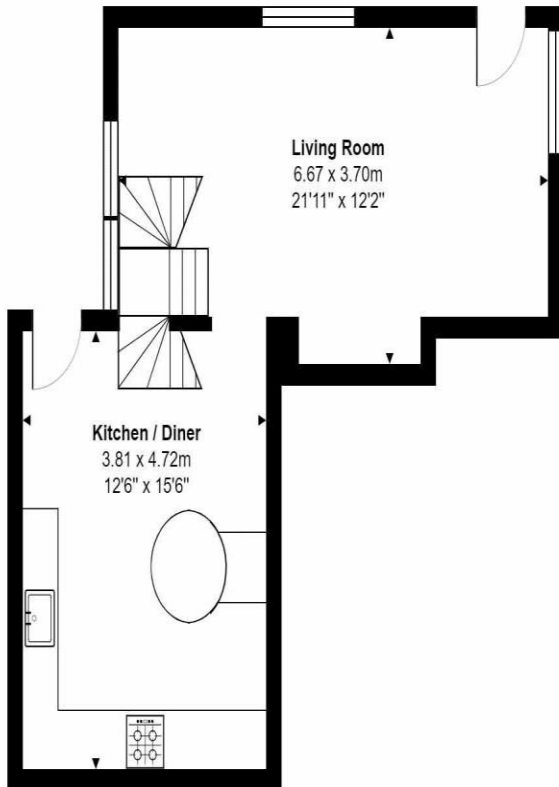


*Stamford is a beautiful Georgian market town offering great facilities including individual shops and boutiques, several major supermarkets, a vast choice of cafes, wine bars, pubs, hotels and restaurants, a Leisure Centre, Arts Centre and Cinema, Train Station, weekly Street Market and excellent schooling for all ages.*

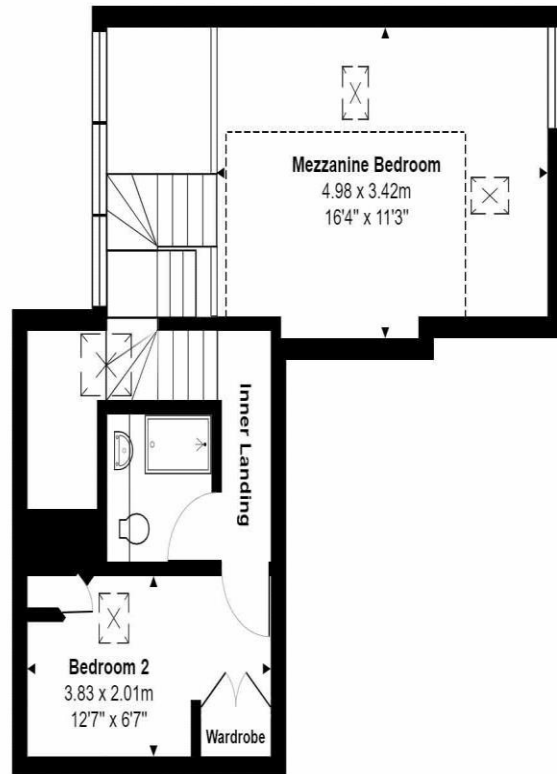


## Directions

Please use the following postcode for Sat Nav guidance - PE9 2AE



Ground Floor



First Floor

Total Area: 81.5 m<sup>2</sup> ... 877 ft<sup>2</sup>

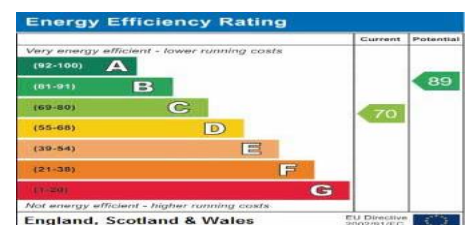
All measurements are approximate and for display purposes only

## Thinking of Selling or Letting your home?

If you are considering selling or letting your home please contact us today for your no obligation free market appraisal.

Our dedicated and friendly team will assist you 6 days a week. Get in touch today!

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Goodwin Property, 2-3 St John's Street, Stamford PE9 2DA

Phone: +44 (0)1780 750000



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IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.