



Bowpit Farm, Shrawley, Worcester

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EST. 1898

## Bowpit Farm Shrawley Worcester WR6 6TS

A wonderful period farmhouse with glorious views.  
Extended family accommodation.

Excellent block of land and detached barn.

- Reception hall, sitting room, dining room, lounge, breakfast kitchen. Five bedrooms, studio, small utility. Cellar.
- Garden room, extensive outbuildings. All about 4,030 sq ft.
- Gardens with dew pond, two pasture enclosures. Around 5.744 acres.

### Situation

Bowpit Farm is situated in a country lane between Sankyns Green and Shrawley. Shrawley is a much-favoured village which has some amenities including St Mary Church with its Norman nave and chancel together with The New Inn public house. Also lying within the village are the beautiful Shrawley woods with bluebell walks and the village hall.

The neighbouring village of Holt Heath has a post office/stores together with Broomfields farm shop and a public house/Indian restaurant. A wider range of local amenities can be found in the nearby picturesque village of Ombersley together with the Wyre Forest towns of Bewdley, Stourport and Kidderminster.

Bowpit Farm lies within the catchment area of the Chantry Senior School and Martley.

Despite its lovely rural position, it is very well placed for commuting to Worcester and beyond together with excellent motorway access via junction 5 at Wychbold and junction 6 and 7 to the north of the city.

Worcester, Kidderminster and Droitwich Spa all have direct rail links to Birmingham and beyond. There are Waitrose stores in both Droitwich and Worcester.

### Description

This much-loved family farmhouse has been owned by the present vendors for the period of the last 54 years. They have carried out a significant extension to the house to create what has been historically used as a first floor flat with independent staircase access.

Bowpit Farm enjoys quite stunning uninterrupted views over its land towards Malvern Hills. There are also further lovely views to the west.

The generous and character family accommodation is enhanced by some fine exposed timbers. The house is very flexible and is a wonderful package for a country home buyer.

It is approached by the original reception hall with flagstone floor. Leading off this are two reception rooms, the sitting room with splendid inglenook fireplace with wood burning stove and exposed timber frame. The spacious dining room has a brick fireplace in handsome oak surround, exposed timber frame and brickwork and door to the exterior.

Lying adjacent to these two reception rooms is the good-sized breakfast kitchen with range of wall and floor mounted oak cupboards, tiled working surfaces, Belfast sink unit, oil fired Rayburn and understairs storage cupboard and china pantry. There is a rear hallway leading to a lounge with integral cupboard and gorgeous views.

Also on the ground floor is a useful shower room and bedroom which has been used as an office.

The first floor provides four bedrooms, one with en-suite shower room, a family bathroom, dressing room and a utility/small kitchen area with door and staircase to the rear. There is a splendid studio with vaulted roof and striking triangular window. Like many rooms it enjoys incredible views.

### Outside

Bowpit Farm is approached via a metal bar field gate and a country style driveway with adjoining dew pond.

The driveway continues to the side of the house and to the substantial outbuildings.

This is a large L shaped period barn with conversion potential (subject to planning) together with an adjoining carport. The barn is presently subdivided into five stores with power supply.

A basement and cloakroom, both with external access.

Delightful garden room situated within the courtyard next to the house with woodburning stove, boiler room and log store.

### Gardens and Grounds

Grassed area of gardens to both the east and south sides of the house. These encompass a paved patio and raised kitchen beds. The gardens enjoy quite exceptional views.

Two pasture paddocks leading directly off the gardens and grounds.

As a whole the curtilage extends to about 5.774 of an acre.

### GENERAL INFORMATION

#### Services

Mains electricity and water. Private drainage. Oil fired central heating.

**Local Authority:** Malvern Hills District Council

#### Fixtures and Fittings

Any items of this nature not specifically mentioned within the confines of these sales particulars are to be excluded from the sale.

#### Viewing

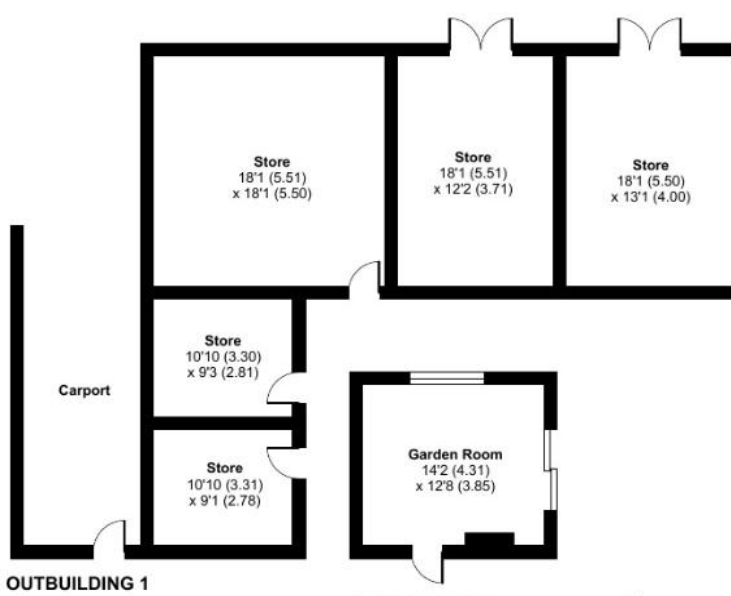
Via the Sole Agent's Great Witley Office  
Tel: 01299 896968

**Directions:** What3words ///slurs.officials.padlock

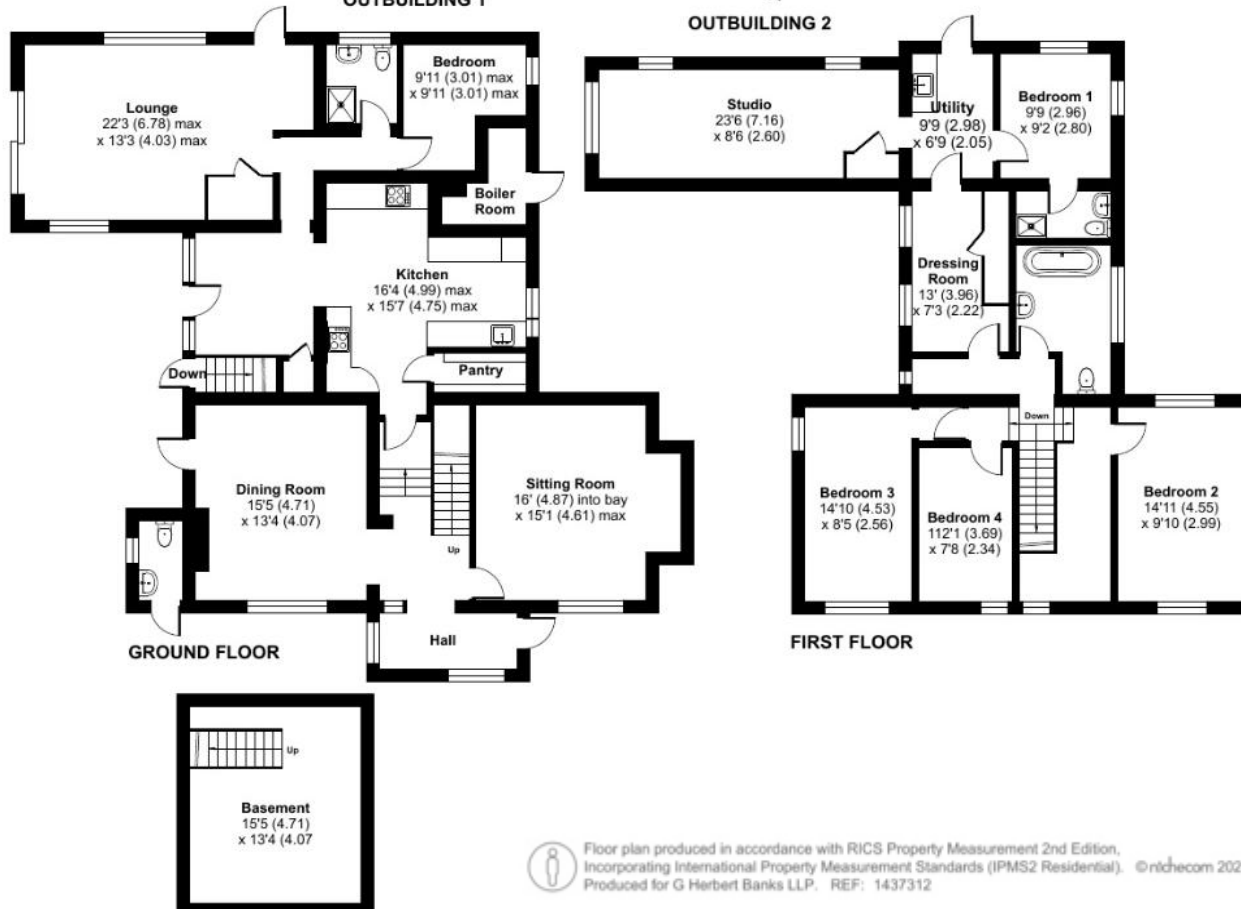


# Shrawley, Worcester, WR6

Approximate Area = 2837 sq ft / 263.5 sq m  
 Outbuildings = 1216 sq ft / 112.9 sq m (excludes carport)  
 Total = 4053 sq ft / 376.4 sq m  
 For identification only - Not to scale



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		71 C
55-68	D		
39-54	E	63 E	
21-38	F		
1-20	G		



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nctecom 2026. Produced for G Herbert Banks LLP. REF: 1437312

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