



Connells

Byways Campden Road
Shipston-On-Stour

Byways Campden Road Shipston-On-Stour CV36 4DH

for sale
£575,000



Property Description

Byways is a beautifully presented three bedroom detached dormer bungalow occupying a generous plot on one of Shipston-on-Stour's most sought-after roads. Set back from the road behind gated access, the property enjoys a wonderful sense of privacy while remaining conveniently placed for the town's excellent amenities.

Flooded with natural light throughout, this versatile home offers spacious and flexible accommodation ideal for a range of buyers. The ground floor comprises a welcoming living room, separate dining room, well-appointed kitchen, utility room and a delightful conservatory overlooking the garden. There are also two generously proportioned king-sized bedrooms, a modern shower room and separate cloakroom.

The first floor provides a unique and adaptable space, with an open-plan landing currently utilised as a second lounge. A French door open onto a Juliet balcony, creating an attractive viewpoint over the front elevation. From here, access is provided to a dressing room and a third double bedroom, which benefits from its own en-suite shower room.

Outside, the property continues to impress. A gated driveway provides extensive off-road parking for multiple vehicles, while the large enclosed rear garden enjoys a high degree of privacy and offers an excellent space for entertaining, relaxation and family enjoyment. The property benefits by

combining spacious accommodation, excellent presentation and a substantial plot.

Location

Nestled on the edge of the North Cotswolds, Shipston-on-Stour is a charming and historic market town that offers the perfect balance of rural lifestyle and everyday convenience. Known for its attractive character, welcoming community and excellent range of local amenities, it has become one of South Warwickshire's most desirable places to live.

The town centre offers a variety of independent shops, cafés, restaurants, traditional pubs and essential services, creating a vibrant yet relaxed atmosphere. Residents benefit from excellent local schooling, a leisure centre, healthcare facilities and a strong sense of community, making Shipston particularly popular with families, professionals and retirees alike.

For those who enjoy the outdoors, the surrounding countryside provides an abundance of walking, cycling and recreational opportunities, with the stunning Cotswolds Area of Outstanding Natural Beauty on the doorstep. The town is also ideally positioned for access to nearby destinations including Stratford-upon-Avon, Chipping Campden, Moreton-in-Marsh and Banbury.

Despite its peaceful setting, Shipston-on-Stour remains well connected. Rail services from nearby Moreton-in-Marsh provide direct links to Oxford and London Paddington, making the area an attractive choice for

commuters seeking a more relaxed pace of life without compromising on connectivity.

Combining historic charm, beautiful surroundings, excellent amenities and strong transport links, Shipston-on-Stour continues to be one of the most sought-after market towns in the region.

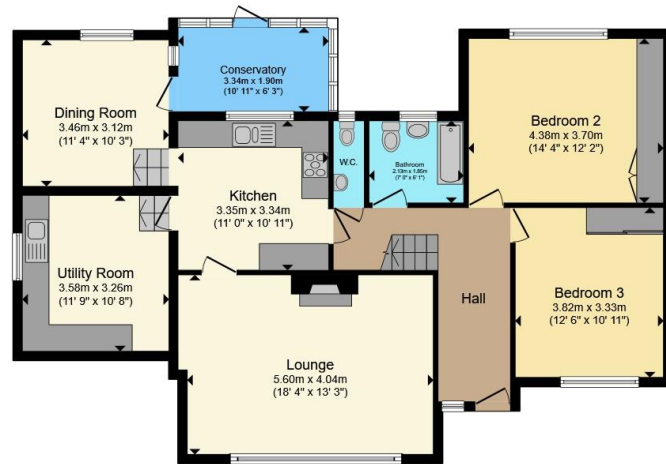
Agents Note

Please note that the AML fee covers the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.

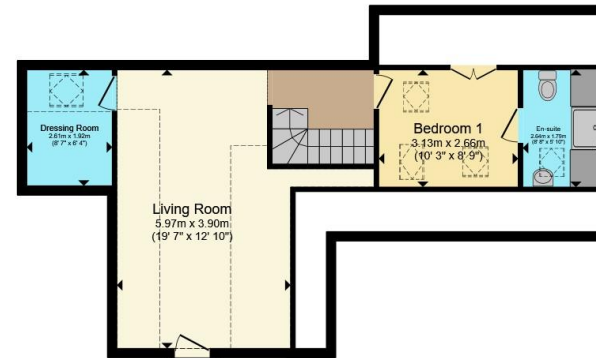








Ground Floor



First Floor

Total floor area 162.8 m² (1,752 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

Connells

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Bridge Street
WELLESBOURNE CV35 9QP

EPC Rating: C Council Tax
Band: D

Tenure: Freehold

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