



£500,000
Willow Bank Road
Alderton Tewkesbury GL20 8NJ

THE PROPERTY

Show Home Opening 6th February

The Fairfield is a stylish four-bedroom detached residence perfectly tailored for modern family living. At the heart of the home, the impressive open-plan layout includes a premium Symphony kitchen equipped with a Bosch double oven, ceramic hob, and integrated NEFF extraction hood, plus a dishwasher and fridge/freezer. Bi-fold doors provide seamless access to the private rear garden.

The property features a generous master suite with USB sockets and a slimline TV point. Bathrooms boast high-quality Roca sanitaryware, Bristan thermostatic showers, heated towel radiators, and Porcelanosa tiling. Practical benefits include an EV charger, solar panels, and a full 10-year NHBC warranty, ensuring complete peace of mind.

Owl Homes is a premier Midlands-based developer known for blending traditional craftsmanship with modern living. Rated 5-stars for customer satisfaction and holding multiple NHBC awards for site management, they are dedicated to creating sustainable, characterful communities that homeowners are proud to call home.

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SITUATION

Set at the foot of Alderton Hill on the edge of the Cotswolds and just 4 miles north-west of Winchcombe, Alderton is a quintessential English village offering a perfect blend of rural charm and modern convenience. This vibrant community is ideal for families and commuters, located just 7 miles from Tewkesbury and Bishops Cleeve and 10 miles from Cheltenham.

At the heart of the village lies the essential Alderton Village Store and Post Office, alongside The Gardeners Arms, a celebrated 16th-century thatched pub renowned for its local ales and dining. Families benefit from the weekly toddlers group and preschool, the age 5-11 Oak Hill C of E Primary School, and there is an active village hall and the church of St Margaret of Antioch.

Outdoor enthusiasts have direct access to the Winchcombe Way for scenic hiking across the Area of Outstanding Natural Beauty. With a friendly, engaged community and high-speed broadband availability, Alderton offers a premium lifestyle for those seeking a tranquil yet connected edge of Cotswolds retreat.

PLEASE NOTE

Photos are for guidance only as example of finish and layouts and specification may vary.

Annual Management Charge: £297







TO SUIT YOU

HOMES

HOMES 16, 17, 18

HOMES

HOMES 37, 38, 39, 43, 44, 45, 46

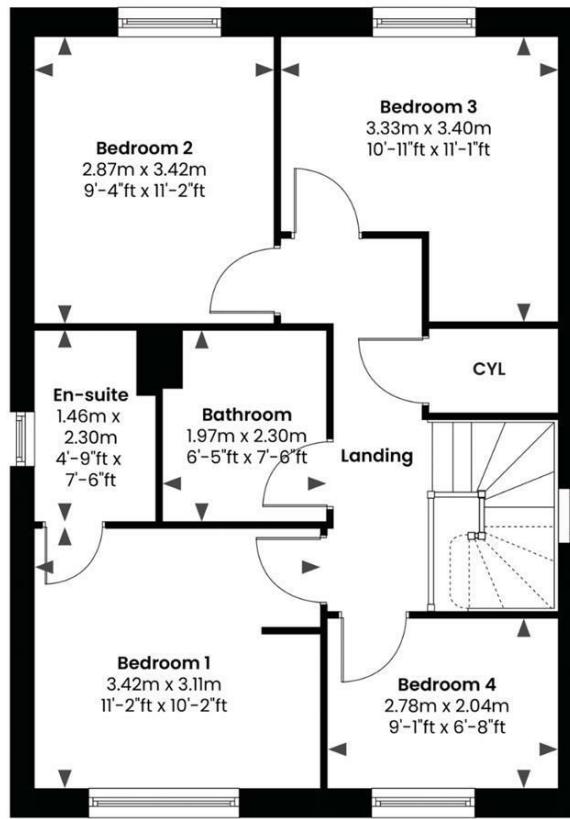
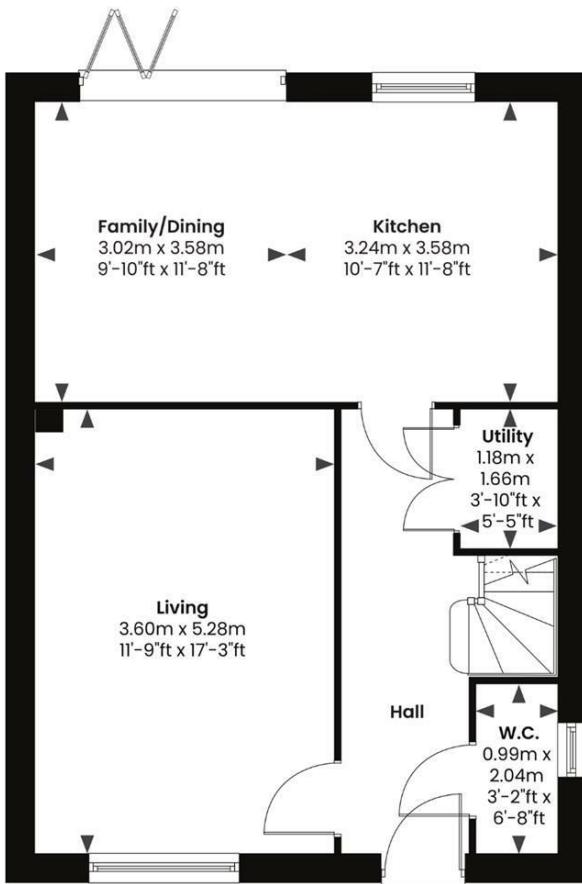
HOMES 32, 41

HOMES 33, 34, 40, 47

HOMES 3, 4, 5, 11, 12, 30, 31, 42, 48

HOMES 1, 2, 35, 36





TENURE
Freehold

LOCAL AUTHORITY

COUNCIL TAX BAND

VIEWINGS
By prior appointment only

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs (92 plus)	A	
(81-91)	B	
(69-80)	C	
(55-68)	D	
(39-54)	E	
(21-38)	F	
(1-20)	G	
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.