



2 Bedroom
Character Cottage
in Kingscote,
near Tetbury

£1,300 PCM

2 Ashel Barn Cottages
Kingscote
Tetbury
GL8 8YB



Victoria Allman
lettings

- Two bedroom Cotswold stone cottage
- Modern fully-fitted kitchen/breakfast room
- Characterful living room with fireplace and exposed stone walls
- Two double bedrooms
- Off-street parking for three cars
- Lawned garden with patio area
- Council Tax Band C (Cotswolds)
- EPC Rating E
- Available from November



2



1



1



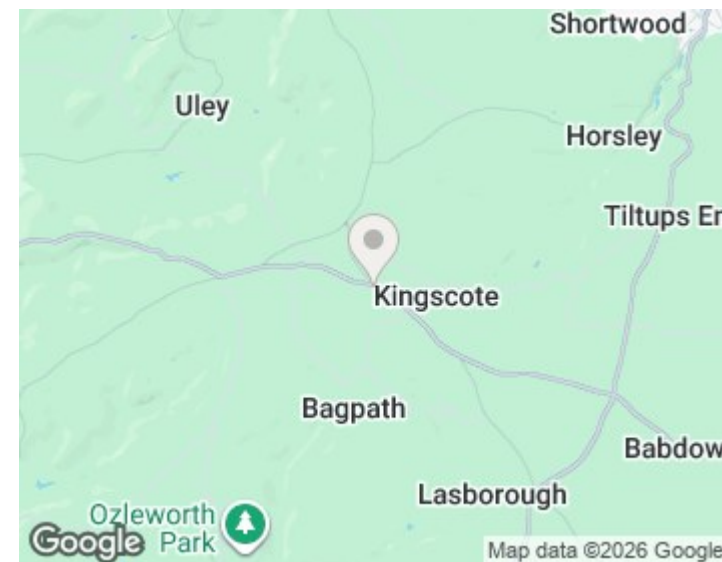
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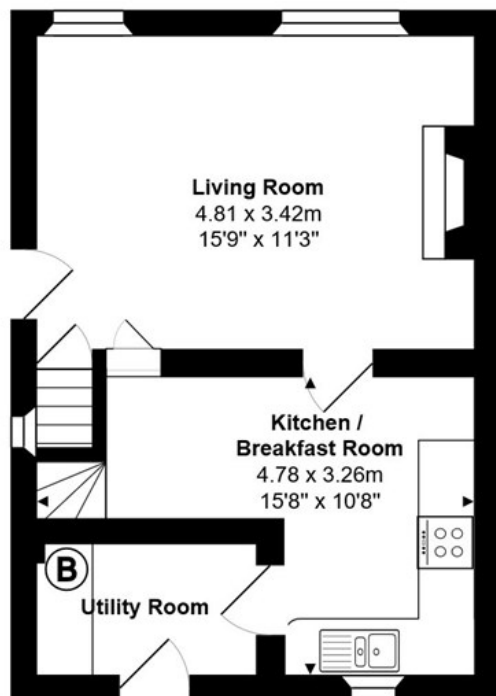
DESCRIPTION

Tucked away in the village of Kingscote, just a few miles from Tetbury, Nailsworth and Wotton-under-Edge, 2 Ashel Barn Cottages is a delightful two bedroom Cotswold stone cottage offering a wonderful blend of character and comfort. Inside, the kitchen/breakfast room has been recently refurbished, and is complemented by a separate utility room for everyday practicality. The living room is a good size and full of character, with exposed Cotswold stone walls and a fireplace at its heart, offering a comfortable space to relax. Upstairs the two double bedrooms are served by a spacious bathroom with both a bath and separate shower. Outside, there is off-street parking for three cars to the front and a lawned garden with patio area to the rear — perfect for enjoying the Cotswold countryside on offer right on the doorstep.

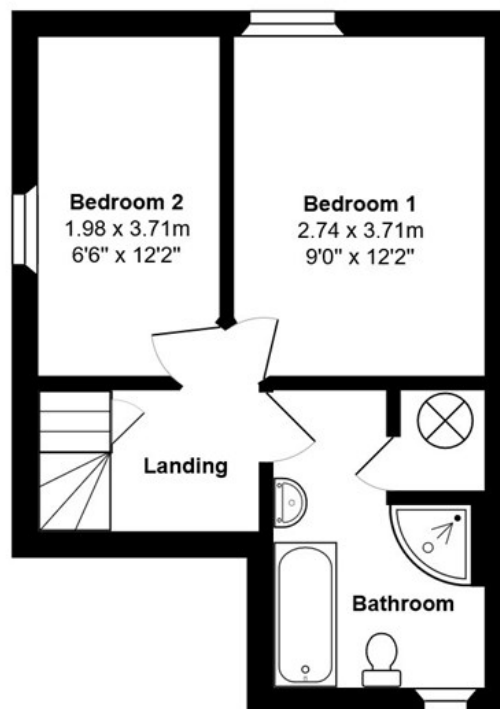
LOCATION

Kingscote is a pretty Cotswold village, named after the Kingscote family who have been associated with the area since the 12th century, and set within easy reach of Tetbury (4 miles) and Nailsworth (4.5 miles). Surrounded by rolling countryside, ancient woodland and historic sites, the village offers peaceful rural beauty alongside easy access to local and regional attractions. The Hunters Hall Inn is a traditional pub in the village, popular with locals and visitors alike for its good food and cosy atmosphere. Nearby Tetbury, Nailsworth and Wotton-under-Edge are all traditional market towns offering a broad range of amenities, while Cirencester, Cheltenham, Bath, Bristol and Swindon are also within easy reach. Kingscote is conveniently located for both the M5 (8 miles) and M4 (14 miles) motorways, and close by is the beautiful Forestry Commission-run Westonbirt Arboretum, as well as King Charles' Highgrove Estate. Good rail links are available at nearby Kemble and Stroud stations, with regular fast services to London and other regional centres.





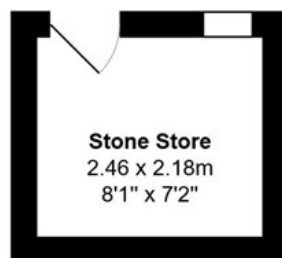
Ground Floor



1st Floor

Total Area: 69.3 m² ... 746 ft²

All measurements are approximate and for display purposes only



DIRECTIONS

Travelling on the A4135 past the Hunters Hall Inn on the left, continue straight and take the next right turn towards Nympsfield. The property is located immediately on the left hand side.

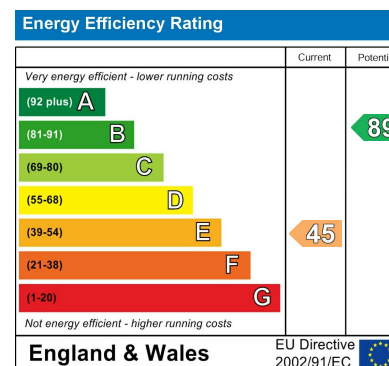
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