established 200 years

Tayler & Fletcher

The Cottage, Old Minster Lovell

Minster Lovell, OX29 0RN

Guide Price £625,000

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A charming detached stone cottage, located in a popular village on the edge of the Cotswolds.

Accommodation briefly comprises a porch, sitting/dining room with kitchenette, ground floor bathroom, two ground floor bedrooms (1 en suite), first floor family bathroom, first floor bedroom, driveway parking, enclosed rear garden.

Location

Minster Lovell lies in a conservation area alongside the River Windrush, and between Witney and Burford which between them offer an extensive range of facilities. The village has three parts; Old Minster, Little Minster and New Minster. The Cottage is situated beautifully in Old Minster which includes St Kenelm's Parish Church, the picturesque 15th century Minster Lovell Hall ruins and Dovecote, The Old Swan Inn and The Minster Mill and Spa Hotel. At the heart of Old Minster is the Wash Meadows which is home to the Minster Lovell Cricket Club. There is also a useful village shop located in New Minster along with two further pubs The White Hart and The Fire Sprite.

The area is well served for a range of both state and independent schools including St Kenelm's Church of England primary, Windrush primary Church of England,, Burford School, St Hugh's Preparatory School, Cokethorpe School and the well-regarded schools of Oxford, Abingdon and Cheltenham. There are regular train services from Charlbury, to London Paddington or alternatively from Oxford Parkway to London Marylebone.

The Property

The Cottage, currently known as Swan Cottage, forms part of the accommodation at the Old Swan and Minster Mill. Offering flexible accommodation arranged over two floors, the property is well suited to a variety of purchasers and could accommodate a range of lifestyles and requirements.

Ground Floor

The front door opens into a practical entrance porch, which leads through to the spacious sitting/dining room. This characterful space features flagstone flooring, a fireplace with a wood-burning stove, and a kitchenette fitted with both base and wall units, along with a sink with hot and cold water taps. Continuing through the ground floor, there is a double bedroom served by a modern shower room, as well as a further generous double bedroom with a stylish en suite comprising a walk-in shower and a roll-top bath. This bedroom enjoys a dual aspect, with double doors opening directly onto the rear garden.

First Floor

Stairs from the sitting room rise to the second floor, which features a generous double bedroom with a charming Victorian feature fireplace and fitted storage cupboards. This floor also includes a well-appointed family bathroom, complete with a double-ended bathtub and a separate walk-in shower.

Outside

The property is approached via a

driveway, providing off road parking for one vehicle. The enclosed rear garden is mainly laid to lawn, and features a range of mature trees and shrubs, and a terraced seating area.

Services
Mains water, gas, and electricity. Drainage to Cesspit. Gas fired central heating.

Tenure
This property is freehold.

Local Authority
West Oxfordshire District Council, Woodgreen, Witney, Oxfordshire OX28 6NB

Council Tax
Not currently assessed for Council Tax due to its commercial use. Any future Council Tax liability will depend on the intended use of the property. Buyers are advised to make their own enquiries with the local authority.

What3Words
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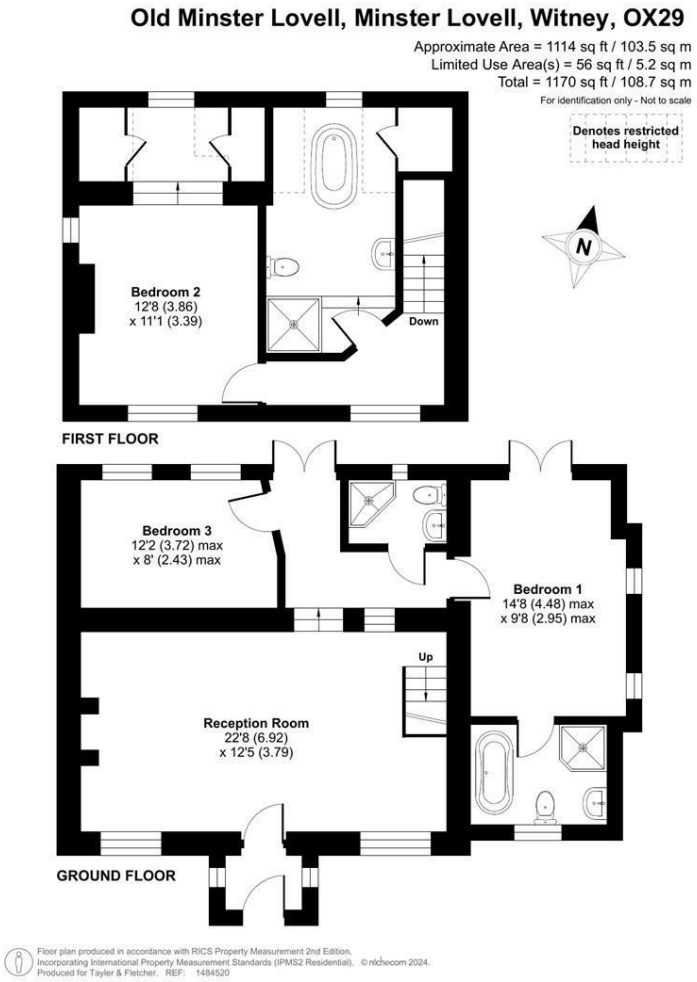
Viewings
Viewing is strictly via the Sole Agents Tayler and Fletcher and prospective purchasers should satisfy themselves as to the accuracy of any particular point of interest before journeying to view.

Fixtures & Fittings
Only those specifically mentioned within the sale particulars are included in the sale. Please note that we have not tested the equipment, appliances and services in this property. Interested applicants are advised to commission the appropriate investigations before formulating their offer to purchase.

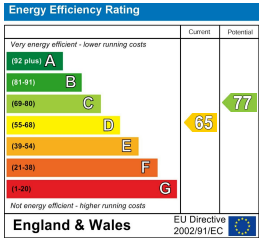
Floor Plan



Area Map

Viewing

Please contact our Chipping Norton Sales Office on 01608 644344
if you wish to arrange a viewing appointment for this property or require further information.



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