



2 Priory Farm Cottages
Keys Lane | Priors Marston | Warwickshire | CV47 7SA

STEP INSIDE

2 Priory Farm Cottages

Set at the end of a quiet lane and enjoying beautiful views over protected countryside, 2 Priory Farm Cottages is a beautifully presented home offering a rare combination of peace, privacy, and modern comfort. The property has been thoughtfully maintained to create a warm and inviting family home, perfectly suited for those seeking a rural lifestyle without sacrificing convenience.

With well-balanced accommodation across two floors, this charming cottage benefits from light-filled interiors, generous room proportions, and a wonderful connection to the surrounding landscape.

Ground Floor

The property opens into a welcoming entrance hall leading through to a spacious living room, beautifully lit by multiple windows. The well-appointed kitchen offers ample storage and workspace, with a pleasant outlook across the countryside, while the separate dining room provides an ideal space for entertaining. A convenient cloakroom completes the ground floor.

First Floor

Upstairs, the property offers three comfortable bedrooms. The principal bedroom benefits from an en-suite shower room, while the remaining bedrooms are served by a modern family bathroom. Each room enjoys a peaceful outlook, further enhancing the sense of rural tranquillity.













STEP OUTSIDE

2 Priory Farm Cottages

The property enjoys a generous garden, mainly laid to lawn and bordered by mature planting, creating a private and attractive outdoor space. The uninterrupted countryside views are a true highlight, offering a constantly changing backdrop throughout the seasons. There is on street parking to the front.

LOCATION

Priors Marston is a highly regarded Warwickshire village surrounded by rolling countryside, offering a peaceful and picturesque setting. The village benefits from a strong sense of community and access to beautiful walking routes. Nearby towns provide a range of amenities, schooling, and transport links, making this an ideal location for those seeking a balance of rural living and accessibility.





Services, Utilities & Property Information

Tenure - Freehold

Council Tax Band C - Stratford-on-Avon District Council

Property Construction – standard – brick & tile

Electricity Supply - Mains

Water Supply - Mains

Drainage & Sewerage - Mains

Heating - Oil-fired central heating. There will be maintenance costs involved so please speak with the agent for more information.

Broadband - FTTP Broadband connection available - we advise you to check with your provider.

Mobile Signal/Coverage - Some 4G and 5G mobile signal is available in the area - we advise you to check with your provider.

Parking - There is on street parking to the front.

Viewing Arrangements

Strictly via the vendors sole agents Fine & Country on 01926 455 950 or 07860 623 178.

Website

For more information visit: <https://www.fineandcountry.co.uk/leamington-spa-warwick-kenilworth-estate-agents>

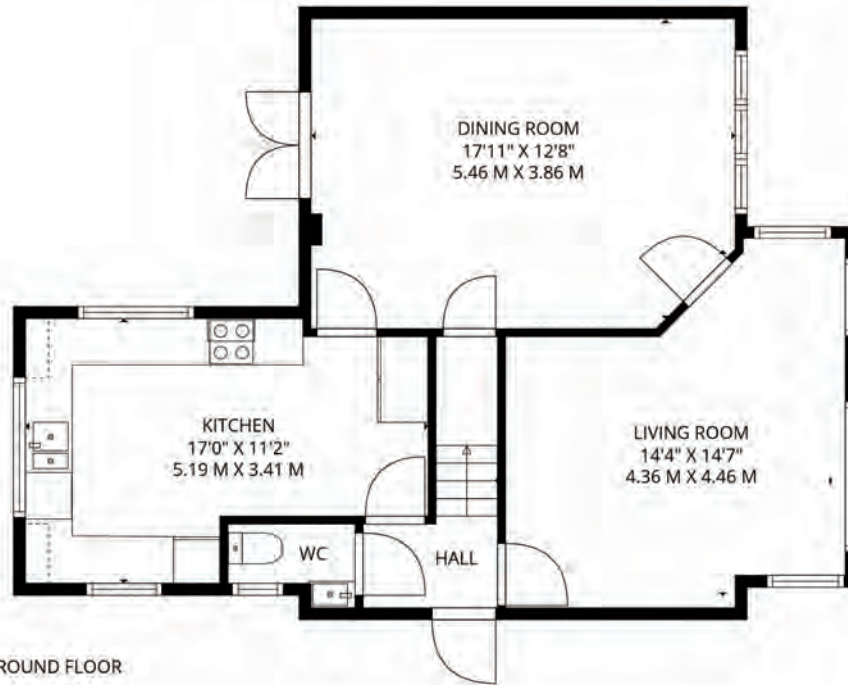
Opening Hours

Monday to Friday - 9.00 am - 5.30 pm

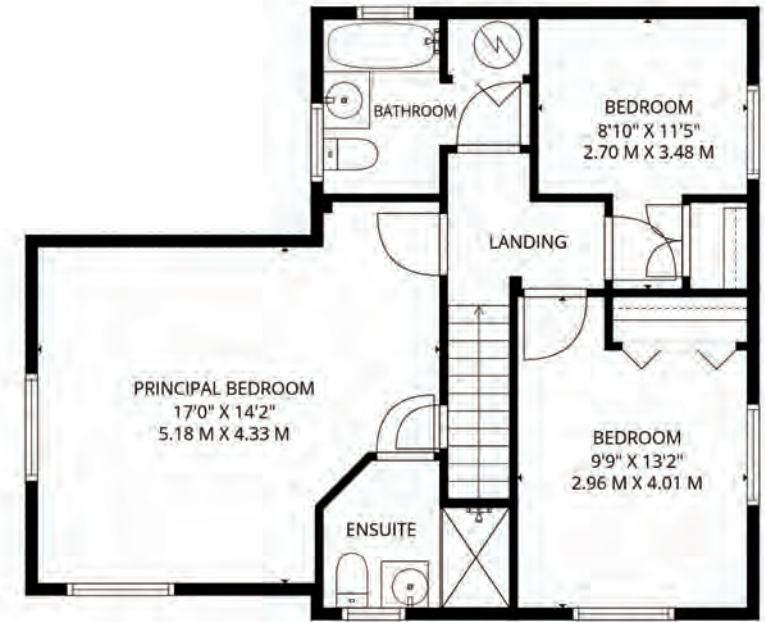
Saturday - 9.00 am - 4.30 pm

Sunday - By appointment only



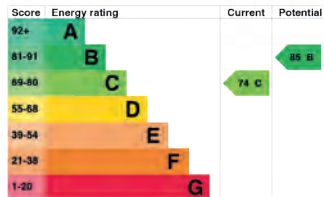


GROUND FLOOR



FIRST FLOOR

Council Tax Band: C
Tenure: Freehold



OVERALL TOTALS: 1267 sq ft, 118 m2

SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY. FLOORS MAY NOT BE SHOWN IN THEIR ACTUAL LOCATION



Agents notes: All measurements are approximate and quoted in metric with imperial equivalents and for general guidance only and whilst every attempt has been made to ensure accuracy, they must not be relied on. The fixtures, fittings and appliances referred to have not been tested and therefore no guarantee can be given and that they are in working order. Internal photographs are reproduced for general information and it must not be inferred that any item shown is included with the property. Whilst we carry out our due diligence on a property before it is launched to the market and we endeavour to provide accurate information, buyers are advised to conduct their own due diligence. Our information is presented to the best of our knowledge and should not solely be relied upon when making purchasing decisions. The responsibility for verifying aspects such as flood risk, easements, covenants and other property related details rests with the buyer. Copyright © 2026 Fine & Country Ltd. Registered in England and Wales. Company Reg No. 08775854. VAT No. 178 445 472. Registered Office: F&C Stratford upon Avon Ltd, 1 Regent Street, Rugby, Warwickshire, CV21 2PE. Printed 10.04.2026





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