



2 Camphill Cottages, Little Casterton
£299,950

 **NEWTON FALLOWELL**

2 Camphill Cottages

Little Casterton, Stamford

Newton Fallowell are delighted to present this stunning and characterful Grade II Listed stone cottage, situated in a highly sought-after village location just outside Stamford.

The ground floor offers a spacious and welcoming living room, featuring a recently installed log burner that creates a warm and cosy focal point.

The modern fitted kitchen is well-equipped with a range of integrated appliances, including a Belling range cooker. Completing the ground floor is a stylish contemporary three-piece family bathroom.

Upstairs, the property benefits from two generous double bedrooms and a third single bedroom, ideal for use as a nursery, dressing room, or home office. The fully boarded loft, complete with ladder access, provides excellent additional storage and potential for future use, subject to any necessary consents.

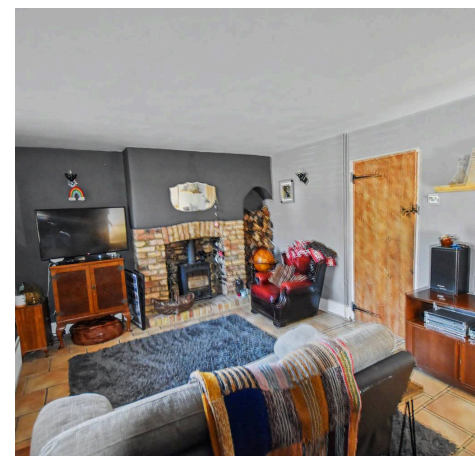
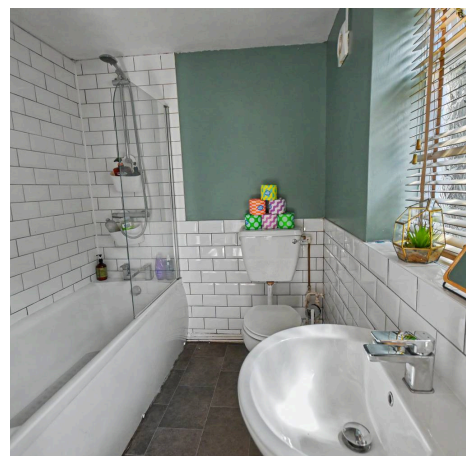
A particular highlight of this charming home is the impressive rear garden. The substantial mature plot backs directly onto open farmland, offering attractive countryside views and a high degree of privacy. There is also a stone-built outbuilding with power connected, providing excellent storage, workshop space, or potential for a variety of uses.

Council Tax band: C

Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: E





Lounge

17' 9" x 11' 11" (5.41m x 3.63m)

Kitchen/Diner

12' 3" x 9' 11" (3.73m x 3.02m)

Bedroom One

12' 0" x 10' 3" (3.66m x 3.12m)

Bedroom Two

9' 11" x 11' 0" (3.02m x 3.35m)

Bedroom Three

9' 8" x 7' 2" (2.95m x 2.18m)

Bathroom

8' 11" x 5' 4" (2.72m x 1.63m)

Outbuilding

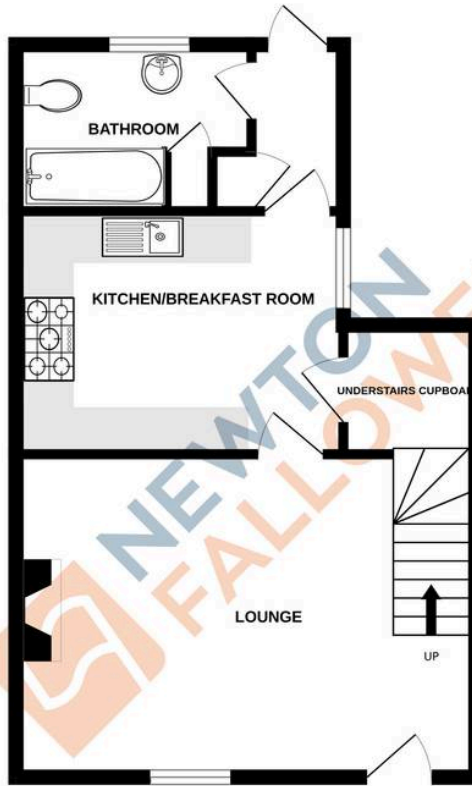
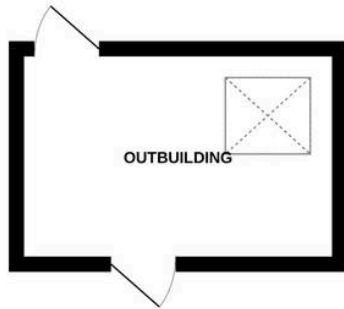
12' 4" x 8' 1" (3.75m x 2.46m)



OUTSIDE

GROUND FLOOR

1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix ©2026

Newton Fallowell - Stamford

Newton Fallowell Estate Agents, 4 Ironmonger Street - PE9 IPL

01780 754530 · stamford@newtonfallowell.co.uk · newtonfallowell.co.uk/stamford