



HARRISON
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HARDEN

Old Farmhouse, Temple Guiting

Guide Price £475,000



Tucked away in a quiet cul-de-sac in the sought-after Cotswold village of Temple Guiting, this Grade II Listed, three-bedroom end of terrace cottage with no onward chain is perfect for anyone looking to slow down and enjoy countryside life. The property offers well-proportioned and versatile accommodation arranged over three floors, with a good balance of living and bedroom space.

Entering the property, you are welcomed into a central hallway with access to the principal living accommodation. To the left off the hallway is the contemporary Shaker style kitchen, fitted with a range of wall and base units and offering a sociable space for dining. Off to the right from the hallway, you enter the spacious living room, which provides plenty of natural light, a log burner and stairs rising to the first floor. On the first floor, the landing gives access to a generous double bedroom, together with the modern main bathroom, which is fitted with a bath and overhead shower, wash basin and WC. Stairs continue to the second floor, where there are two further bedrooms. The larger bedroom provides a comfortable double bedroom, whilst the additional bedroom offers a useful single bedroom, ideal as a child's room, home office or dressing room.

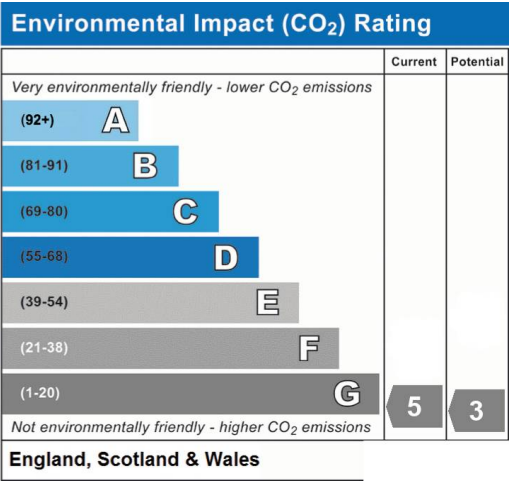
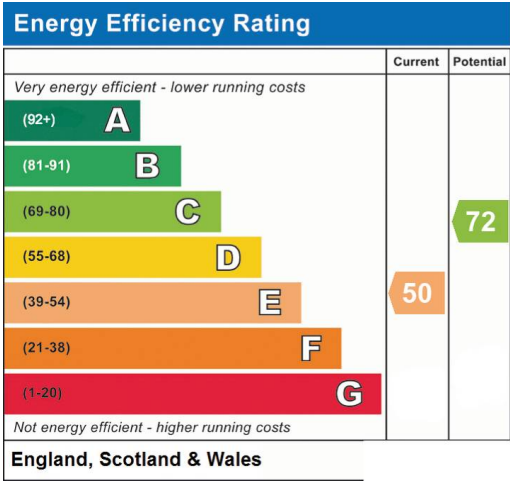


The property benefits from a substantial southerly-facing rear garden with mature trees, shrubs and herbaceous borders along both sides of the lawn, with stepping stones leading down to a lower garden featuring a raised bed for vegetable gardening and bordered by a Cotswold stone wall overlooking woodland. The property also benefits from 2 allocated parking spaces.

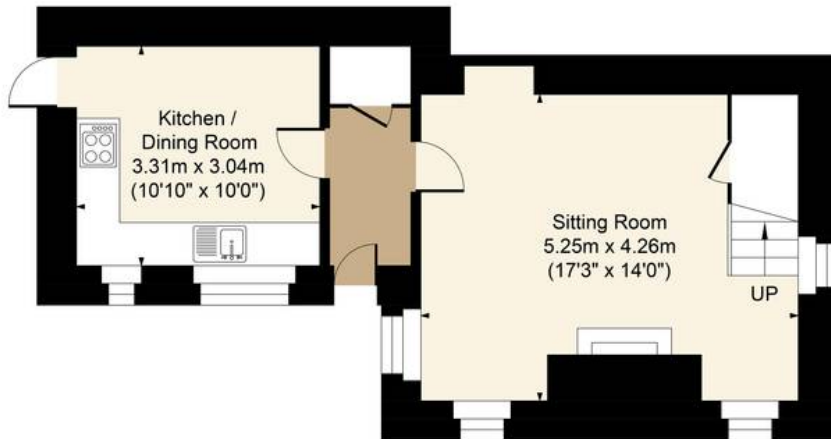
• Council Tax Band: B • Tenure: Freehold •

Temple Guiting, a picturesque Cotswold village to the West of Stow-on-the-Wold. Temple Guiting is situated in the Cotswold Area of Outstanding Natural Beauty.

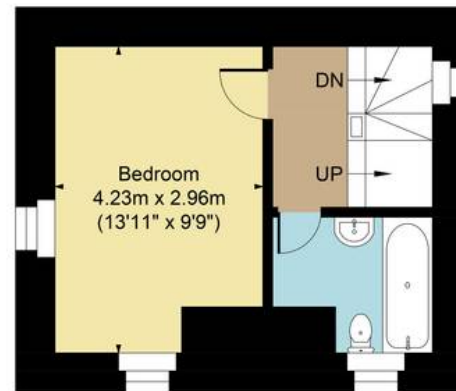




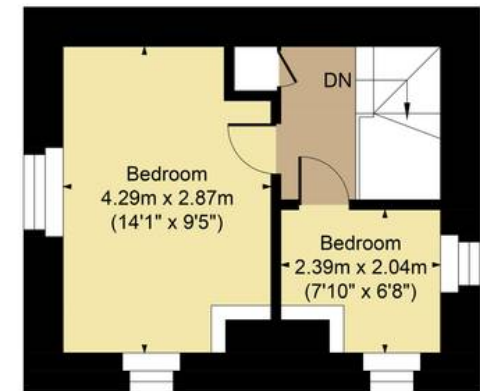
Total Approx. Gross Internal Area:- 83.49 sq.m. 899 sq.ft.



Ground Floor



First Floor



Second Floor

FOR ILLUSTRATIVE PURPOSES ONLY-NOT TO SCALE
The position & size of doors, windows, appliances and other features are approximate only.
■■■■ Denotes restricted head height
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