

CORNER COTTAGE
NAILSWORTH



CORNER COTTAGE
BARN CLOSE
NAILSWORTH
GL6 0JL

A most attractive and spacious grade II Listed Cottage situated in a quiet and sought after location in the very heart of the popular market town of Nailsworth.

BEDROOMS: 4
BATHROOMS: 3
RECEPTION ROOMS: 2

GUIDE PRICE £800,000

FEATURES

- Well Presented Town House
- Quiet Town Centre Location
- Fitted Kitchen/Breakfast Room
- Character Features
- Flexible Accommodation
- Front and Rear Gardens
- Parking
- Moments from Local Amenities
- Excellent Schools
- Options for Commuting



DESCRIPTION

Only by a personal inspection can Corner Cottage be truly appreciated. The property has been extremely well maintained and improved by the present owners and offers excellent accommodation for those looking for peace and quiet in a Cotswold town location and within walking distance of all the shops and restaurants.

The ground offers two very good sized and flexible reception rooms suitable for sitting rooms, formal dining if required, family room etc., an excellent and well fitted kitchen/breakfast room and a useful utility/cloakroom.

The first floor offers master bedroom with en-suite and a second bathroom, with the second floor offering two further bedrooms and a bathroom.

Outside, the gardens to the front are arranged to lawn with flower borders and shrubs and to the rear a larger area has been created to provide excellent outdoor entertaining. There is also parking for two vehicles.



DIRECTIONS

The property is easily located, if approaching Nailsworth from the Stroud direction, turn right at the roundabout in the centre and then immediately left. On reaching The Britannia public house, branch left and after a short distance turn right up into Barn Close where Corner Cottage can be found on the right hand side.

LOCATION

The busy Cotswold market town of Nailsworth provides an extensive and eclectic range of shops and has an enviable reputation as a gastronomic centre with Williams Kitchen delicatessen and fresh fish counter, an award winning bakery and a choice of different restaurants and public houses.

The surrounding countryside is unspoilt with great walks and popular cycle tracks.

Easily accessible along the A46, Stroud has an award winning Saturday Farmers Market and provides a more extensive range of retailers and leisure activities with plenty of local sports clubs and several challenging golf courses nearby.

There are a number of sought after schools within easy reach, including a number of excellent grammar schools. In addition, many of the Gloucester and Cheltenham schools run transport for students from Nailsworth.

The mainline railway station in Stroud brings London Paddington within 90 minutes travelling time and it is perfectly feasible to commute to Bristol from Nailsworth. Bath, Swindon, Gloucester and Cheltenham are also all easily accessible, as are the M4 and M5 motorways.



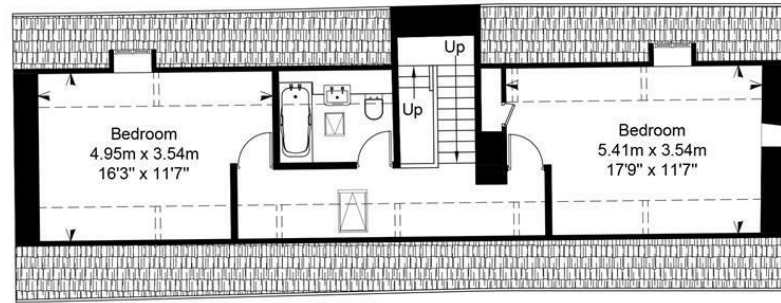
Corner Cottage, Barn Close, Nailsworth, Stroud, Gloucestershire

Approximate IPMS2 Floor Area
House

207 sq metres / 2228 sq feet

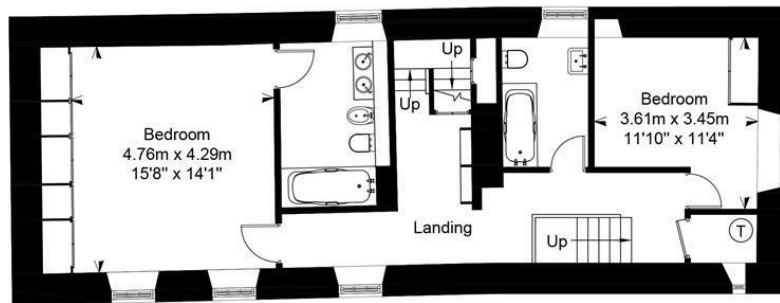
(Includes Limited Use Area

20 sq metres / 215 sq feet)

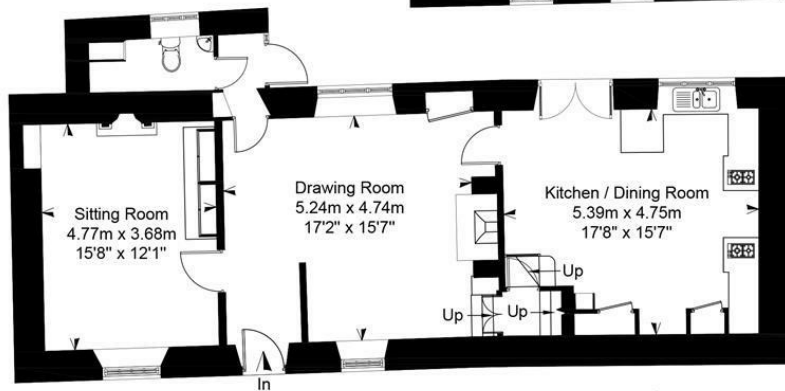


Second Floor

□ = Limited Use Area



First Floor



Ground Floor

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Job No SP4018

This plan is for identification and guidance purposes only.
Drawn in accordance with R.I.C.S guidelines.
Not to scale unless specified.
IPMS = International Property Measurement Standard

MURRAYS

SALES & LETTINGS

Stroud

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stroud@murraysestateagents.co.uk
3 King Street, Stroud GL5 3BS

Painswick

01452 814655

painswick@murraysestateagents.co.uk
The Old Baptist Chapel, New Street,
Painswick GL6 6XH

Minchinhampton

01453 886334

minchinhampton@murraysestateagents.co.uk
3 High Street, Minchinhampton GL6 9BN

Mayfair

0870 112 7099

info@mayfairoffice.co.uk
41-43 Maddox Street, London W1S 2PD

TENURE

Freehold

EPC

SERVICES

Mains electricity, gas, water and drainage are connected to the property. Gas fired central heating. Stroud District Council Band F - £3388.11 . Ofcom checker: Broadband - standard 16 Mbps ultrafast 1000 Mbps, Mobile Networks - EE, O2, Vodafone and Three all likely.

SUBJECT TO CONTRACT

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For more information or to book a viewing
please call our Minchinhampton office
on 01453 886334