



4 Bedroom
Character Cottage
in Sherston

£2,250 PCM

Stable Cottage
Reevers Hill
Court Street
Sherston
SN16 0LL



Victoria Allman
lettings

- Character Cotswold stone detached cottage
- Highly desirable location in the heart of Sherston
- Flexible family sized accommodation
- Four double bedrooms; two bathrooms
- Kitchen/breakfast room & separate utility
- Gated private off-street parking
- Private lawned garden
- EPC rating E
- Council Tax Band E (Wiltshire)



4



2



1



E

SUMMARY

Stable Cottage is a delightful four bedroom character cottage in the highly popular village of Sherston. The cottage provides an ideal base for a family looking to take advantage of the thriving Sherston community and enjoy the surrounding Cotswold countryside and nearby market towns of Tetbury and Malmesbury.

Stable Cottage is available unfurnished on a long-term let from April.



DESCRIPTION

Located in the heart of Sherston village, this character detached cottage is perfectly situated just a short walk away from the popular primary school and all the amenities on the beautiful high street. The front door opens into a good-sized kitchen/breakfast room which is fitted with a range of units and a useful pantry cupboard. There is also a separate large utility room with a downstairs toilet. The hallway leads through to a light and spacious living/dining room with French doors which open out onto a private, enclosed garden. Upstairs there are four double bedrooms, including a master bedroom with an en-suite shower room, and a family bathroom.

Stable Cottage is located behind iron gates on a private small holding, overlooking paddocks with horses. The garden is private and enclosed, and there is off-street parking for two cars.

LOCATION

Just a few miles west of Malmesbury and close to the Cotswold border, Sherston offers the charm of a classic English village – complete with stone cottages, a bustling high street, and a strong sense of local identity. With its award-winning status as one of the best villages to live in the UK, Sherston is highly popular with families, professionals, and retirees looking for a peaceful but connected place to call home. For a village of its size, Sherston offers a fantastic range of amenities. The high street features a popular village shop with post office, a wine shop, a hairdresser, the popular Angel Café, and the excellent Rattlebone Inn. Sherston is well served by its own primary school; Luckington Community School in the neighbouring village also provides a great option. For secondary education, students typically attend the 'OFSTED Outstanding' Malmesbury School. A number of independent schools are also within easy reach – including Westonbirt School and Beaudesert Park – as well as various popular private schools in Bath, giving families a range of educational choices.

Sherston has good transport links with the A429 and A433 providing quick access to Malmesbury, Tetbury, and the M4 motorway. From here, larger hubs such as Bristol, Bath, and Swindon are within commuting distance. Kemble and Chippenham railway stations are about 20-25 minutes away by car and offer direct trains to London Paddington in under 70 minutes.



DIRECTIONS

From the centre of Sherston and The Rattlebone Inn, head north on Court Street for about 300 yards and the property is located on the left through a gated entrance marked 'Reevers Hill'.

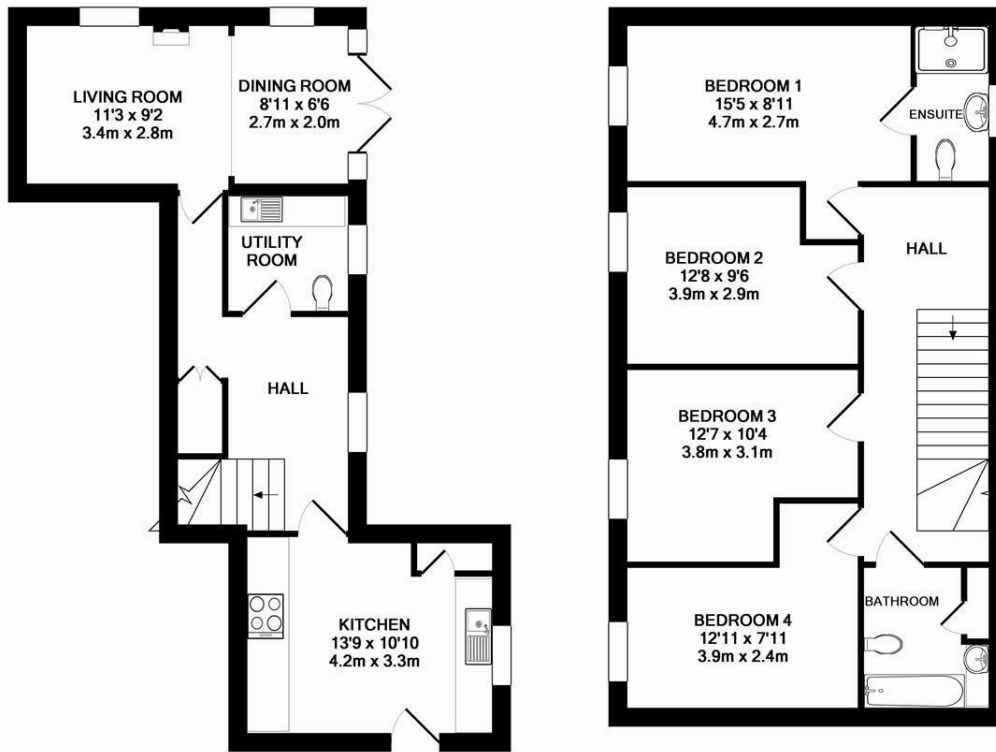
Postcode: SN16 0LL

What3Words:
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GROUND FLOOR
APPROX. FLOOR
AREA 484 SQ.FT.
(44.9 SQ.M.)

1ST FLOOR
APPROX. FLOOR
AREA 723 SQ.FT.
(67.2 SQ.M.)

TOTAL APPROX. FLOOR AREA 1207 SQ.FT. (112.1 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan 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

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REQUIRED INFORMATION

We understand the property has mains electricity, water, drainage and oil fired central heating. Superfast broadband is available in this area; mobile coverage is classed as good outdoors and in-home – please check the Ofcom website for more information. We are not aware of any issues of potential impact including building safety, planning permission or proposed developments, flood risk, and other restrictions.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			77
(55-68) D			
(39-54) E		42	
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	



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