

**September Cottage, 3 Croft Cottages,
Somerford Keynes, GL7 6DW**

£440,000

kw

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kw
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This spacious two bedroom semi-detached period cottage, full of character features is right in the heart of the beautiful Cotswold village of Somerford Keynes. It's in a fabulous location, the peaceful village is surrounded by the lakes, nature reserves and countryside of the Cotswold Water Park. Great for walking, cycling and water sports. But it's only an 8 minute drive to Kemble railway station where you can get to London in as little as 71 minutes, giving you the best of both worlds!

The vibrant market town of Cirencester, known as the capital of the Cotswolds is only 5 miles away with an abundance of restaurants, bars, shops and it has it's own independent theatre.

This stunning property is very well priced at £440,000 and would be ideal as either a second home/holiday let or primary residence.

Spacious lounge with feature fireplace and woodburning stove.



The dining area hosts another beautiful fireplace and woodburning stove. Tucked under the stairs is a useful space currently used as a small study area.



Fully fitted kitchen, wooden worktops and integrated fridge/freezer.
Off the kitchen is a useful utility area and a downstairs loo.



Really spacious dual aspect
bedroom with stripped wooden
floors.



Good sized second
double bedroom with
double aspect windows.





Handy wardrobe area at the end of the second bedroom.

Bathroom with jacuzzi style bath with shower over and all the bits and bobs you need in a bathroom!





Enclosed low maintenance sunny garden with great home office/studio with wired internet and heating. There is also a single garage to the rear of the property.



Croft Cottages, Somerford Keynes, Cirencester, GL7

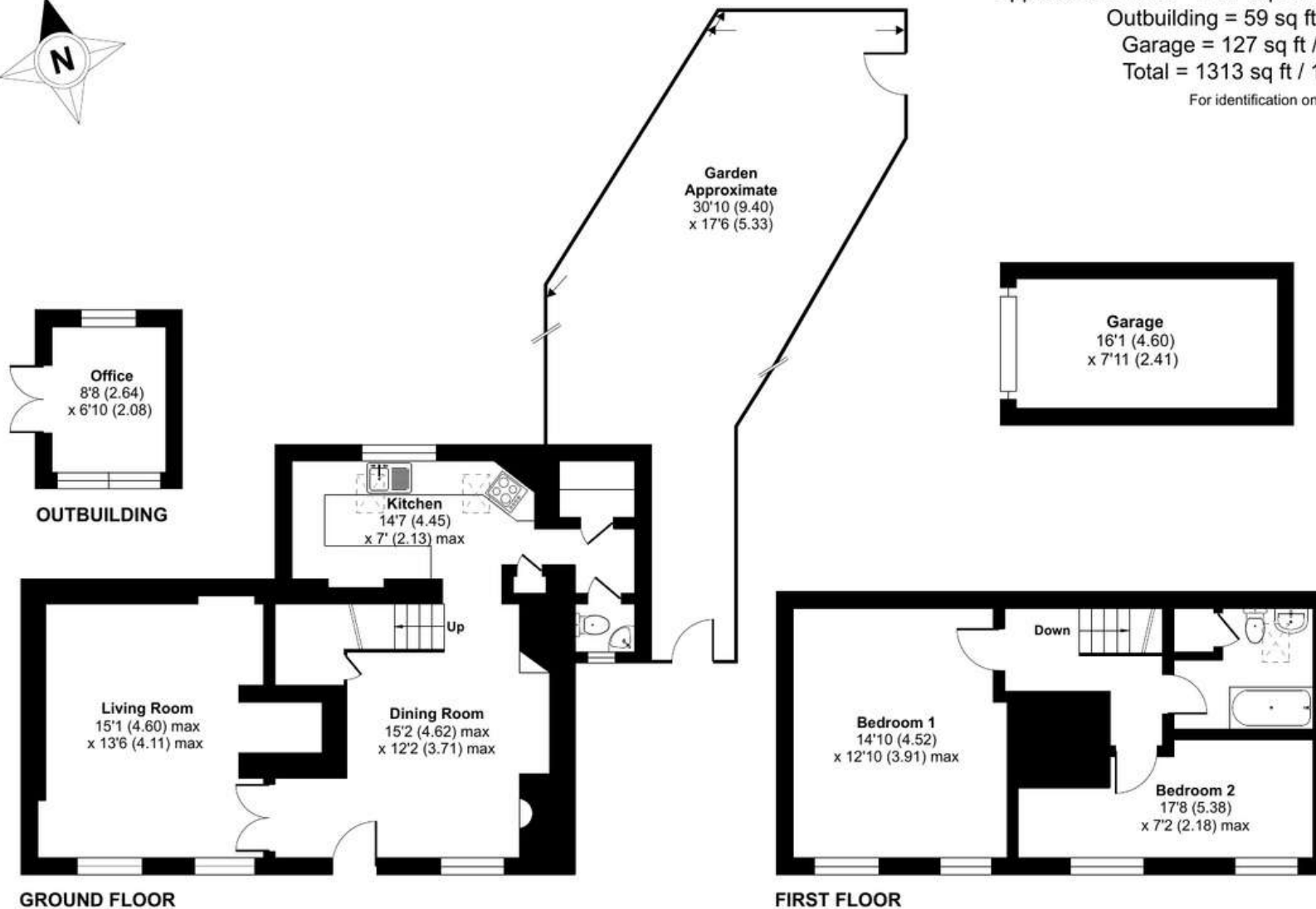
Approximate Area = 1127 sq ft / 104.7 sq m

Outbuilding = 59 sq ft / 5.4 sq m

Garage = 127 sq ft / 11.7 sq m

Total = 1313 sq ft / 121.8 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nitchecom 2023. Produced for Vicky Pember. REF: 1017582



About the area

Somerford Keynes is a sought after location in a stylish Gloucestershire postcode.

It's a welcoming village with a strong community of residents, second homes and commuters to London. There is a village pub and a regular pop up brewery. The vibrant nearby market town of Cirencester has a range of independent shops and fashion boutiques, and enough delis, cafes and restaurants to keep any foodie very happy.

For second homers, you could be at your Cotswolds country cottage on a Friday evening enjoying a drink and a meal at the village pub followed by a walk in the Cotswolds countryside on Saturday or pottering around the lovely independent shops in Cirencester. Maybe a trip to the arboretum or to the Beaufort or Cirencester Park Polo club to watch a game of polo, or a pampering day at the Barnsley House Spa. If golf is your thing, a round of golf at Minchinhampton or Cirencester golf club. It's a 10 minute walk to the Cotswold Country Park and Beach if you fancy some water sports or a wander around the lakes or coffee and cake at the cafe. For Sunday, maybe a walk and a roast dinner in a proper country pub.

Local Authority Cotswold District Council, Council Tax Band E

Tenure- Freehold

Directions

Follow the SatNav directions to GL7 6DW. The cottage is in the heart of the village. Once you see the red telephone box there is a gravel drive opposite, next to Pear tree Cottage. September Cottage is half way up the drive on the left.

To view, call Vicky

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or email

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