

HARRISON
Sales &
Lettings
HARDIEN



Littleworth Farm, Honington

Shipston-On-Stour

Guide Price £700,000



Situated in a picturesque, rural location with exceptional views of the Warwickshire countryside is this remarkable conversion of a former calf barn. Now offering exquisite and stylish accommodation arranged over the ground floor the accommodation comprises; open-plan living room/kitchen/dining room, two bedrooms (one being en suite) and large bathroom. At the rear of the property is a large private patio garden. The back to brick rebuild and development of the building has been meticulous and sympathetic to its agricultural history and setting. Offered to the market for sale as holiday/short-term let investment only, this is the perfect turn-key investment that should prove lucrative in such a unique and desirable location.

Calf Pen is located on the outskirts of the hamlet of Honington, and is just three miles from the bustling market town of Shipston-on-Stour. This vibrant town is home to a number of cafes, restaurants and popular pubs, including The George Townhouse which serves breakfast, lunch and dinner, and offers a range of ales, beers and cocktails.

Stratford Upon Avon is approximately a 20 minutes drive away, which boasts Shakespeare birthplace. The River Avon winds its way through the town, where you can enjoy a River Cruise and get to know the town and the historic canals.

Council Tax Band: N/A as holiday let

EPC: TBC

Tenure: Freehold

Littleworth Farm occupies a rural position approximately 10 minutes from Shipston-on-Stour and the charming hamlet of Honington. The setting is idyllic and has broad appeal for holidaymakers and short-break seekers alike.





Calf Pens, Little Worth Farm St Denis, Honington, CV36 5EL

Main House Approx. Gross Internal Area:- 89.74 sq.m. 966 sq.ft.



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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