



RADNOR MARTIN

L O N D O N & T H E C O T S W O L D S

CHAPEL PLACE
CHAPEL LANE | LONGBOROUGH





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GL56 0QR

'a charming semi-detached Cotswold stone property in this highly sought-after village with no onward chain'

Moreton-in-Marsh 3 miles | Stow-on-the-Wold 3 miles | Daylesford 6 miles
Shipston-on-Stour 10 miles | Burford 12 miles | Cheltenham 19 miles
all distances are approximate

Grade II listed | renovated to a high standard | open plan living room
newly fitted kitchen | two double bedrooms (one with shower room)
bathroom | private southwest garden | sought after village location

the finer details

services Mains water, drainage and electricity.

tenure & possession The property is freehold and offers vacant possession on completion

fixtures & fittings May be acquired by separate negotiation

local authority Cotswold District Council

council tax Band D

viewing arrangements By appointment with Radnor Martin 01993 765115

energy performance certificate Not required as the property is Listed

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description

This Grade II listed cottage has been beautifully renovated to a high standard throughout. The property is approached via a wrought iron gate and stone pathway which leads to the entrance porch with tongue and groove panels, vaulted ceiling and windows overlooking the garden. A stable store opens onto the reception room with inglenook fireplace complete with wood burner, exposed painted beams, tongue and groove panelled walls with inset window seat opening onto the kitchen with a range of wall and base units with ceramic sink topped by Quartz style worktops, integrated appliance including washing machine, dishwasher, undercounter fridge/freezer, halogen hob with electric oven. Spiral stairs with hessian runner, rope handrail and bespoke wooden stair gate leads to the first-floor landing with double bedroom overlooking the front with built in wardrobe and serviced by a bathroom with panel enclosed bath with tiled splash back and handheld shower attachment, low level WC and pedestal hand wash basin and chrome heated towel rail. Further spiral stairs continue up to the second floor into bedroom two with exposed beams into the eaves, built in cupboards and access to ensuite shower room. This is a good-sized room with walk in shower with glass door and tiled splash back, low level WC, tongue and groove panelled walls and window overlooking the rear of the property. The house is heated throughout with modern storage heaters and all windows have newly fitted secondary glazing.

outside

The private enclosed southwest facing garden is mainly laid to lawn with patio area. There is potential to acquire a semi-detached stone built single garage/store by separate negotiation.

area

Longborough, situated in equidistance between Moreton-in-Marsh and Stow-on-the-Wold, is a beautiful Cotswold village that benefits from a thriving public house, a church, a village hall (holding an array of community events and classes), a village shop, café and a Church of England primary school with 'good' Ofsted rating. Bus services pass through the village and there are good train services from Moreton-in-Marsh station (London Paddington from 92 minutes).

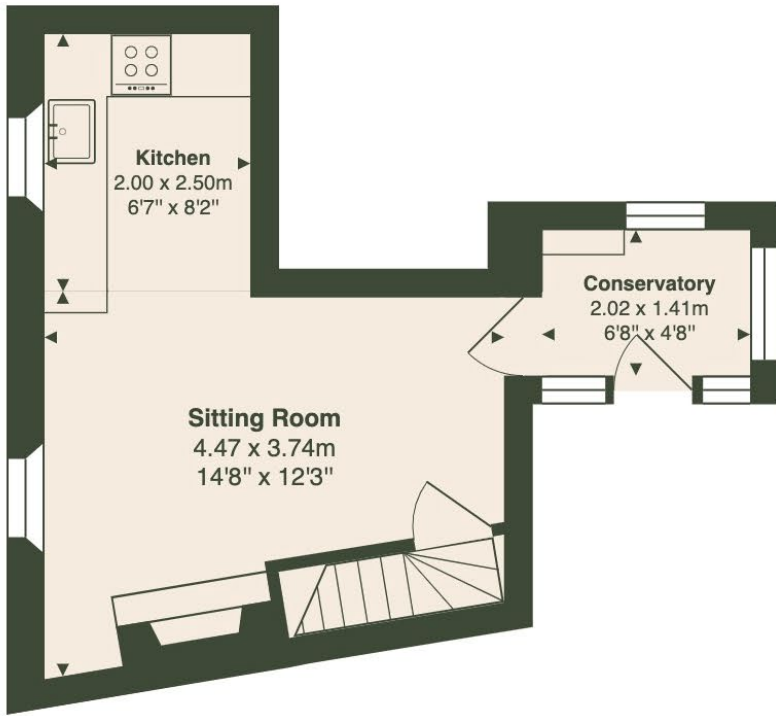
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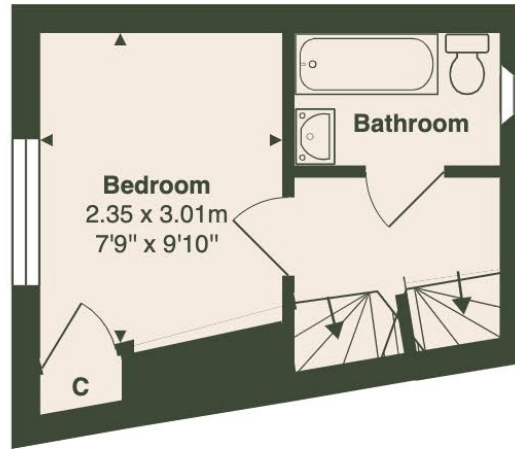




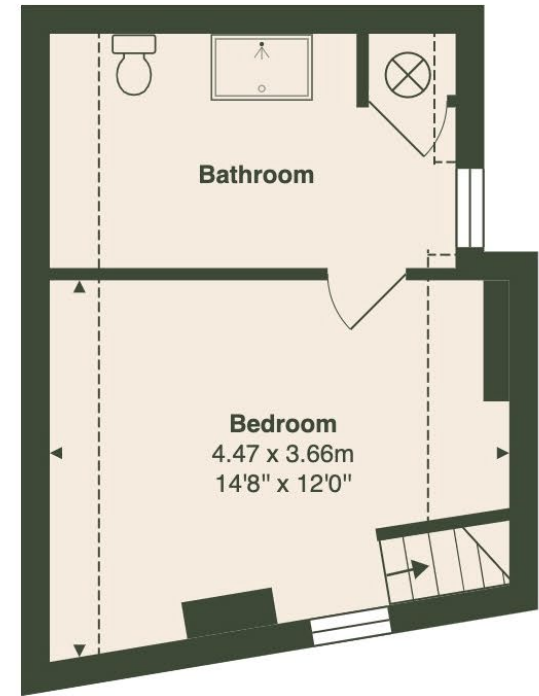




Ground Floor



First Floor



Second Floor

Approximate Gross Internal Area

Main House 62.5 m²...673 ft²

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. No responsibility is taken for any error, omission, or mis-statement.

This plan is for illustrative purposes only and should be used as such.

Drawn by E8 Property Services. www.e8ps.co.uk

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