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Tayler & Fletcher



29 Chapel Row, Aldsworth, GL54 3QZ

Guide Price £325,000





29 Chapel Row

Aldsworth, GL54 3QZ

A charming two bedroom Cotswold Cottage set in a row of cottages with a mature garden and stone outbuilding.

Description

29 Chapel Row is a charming Cotswold cottage situated in a terrace of similar cottages. It is constructed of natural Cotswold stone under a reconstituted Cotswold stone tiled roof. Approached along a gravelled path it has a delightful symmetrical façade with a gabled entrance porch with two matching gabled dormer windows set within the roofline.

29 Chapel Row has a lovely cottage feel with a cosy sitting room fitted with a Clearview woodburning stove. It also has a well fitted kitchen with a dining area. On the first floor there are two bedrooms and a separate bathroom with a shower above the bath. The main windows overlook the garden which has a west facing aspect. It is mainly laid to lawn and surrounded by mature hedging offering privacy. At the end of the garden is a useful Cotswold stone shed and attached covered lean to.

Location

Aldsworth is an unspoilt village situated in an elevated position just off the B4425. The church of Bartholomew at Aldsworth is set on the western outskirts of the village. There is a Village Hall together with a community tennis court. The Sherborne Arms Public House is located on the outskirts of the village.

Local amenities suitable for everyday requirements can be found in either Bibury (3 miles), Burford or Northleach (both 6 miles). It is conveniently placed for centres such as Cirencester (10 miles), Oxford (25 miles) and Cheltenham (18 miles).

Accommodation

Panelled front door with diamond glazed central panel.

Entrance Lobby

5'4" x 4'9"

Casement window, coat hooks and glazed panelled door to inner lobby.

Sitting Room

13'10" x 10'3" (3.96m'3.05m x 3.05m'0.91m)

Fireplace with a cut stone surround, mantelpiece and hearth fitted with a Clearview woodburning stove and flanked to either side by display shelving. Television point, laminated floor, part exposed beam. Double glazed casement window overlooking the garden.

Kitchen

14' x 8'3" plus 4'2" x 3'1" (4.27m' x 2.44m'0.91m plus 1.22m'0.61m x 0.91m'0.30)

Plus understairs cupboard. Stainless steel sink unit with single drainer and chrome mixer tap set within a wide surround with cupboard and integrated Bosch dishwasher below. Further work surface with space and plumbing for automatic washing machine. Four ring Cooke & Lewis hob with Candy stainless steel double oven and grill below, stainless steel extractor hood above. Further cupboards and matching eyelevel cupboards. Space for upright fridge freezer, tiled floor, casement window overlooking the garden.

Stairs to the first floor landing.

Bedroom 1

14'2" x 8'9" (4.27m'0.61m x 2.44m'2.74m)

Plus built-in wardrobe cupboard. Double glazed casement window overlooking the front garden to the front and velux window to the rear elevation.

Bathroom

7'3" x 6'2" (2.13m'0.91m x 1.83m'0.61m)

Curved panelled bath with chrome taps and separate shower attachment with glazed screen and tiled surround. Wash hand basin with chrome mixer tap, low level w.c. tiled walls and tiled floor, velux roof light.

Bedroom 2

9'2" x 7'5" plus 4'2" x 1'1" (2.74m'0.61m x 2.13m'1.52m plus 1.22m'0.61m x 0.30m)

L shaped, double glazed casement window overlooking the garden.

Outside

29 Chapel Row is approached from the village lane via a gravelled path and which leads past the front of the adjoining Cottage and on to the front door. Outside oil fired boiler.

The path continues to the Cottage situated beyond.

29 Chapel Row has a generous garden with a lawn area approached via a pair of bay bushes and surrounded by flower, shrub and herbaceous borders together with laurel hedging.

The path continues to a paved area where there is a dilapidated summer house and situated opposite a further paved area with the oil tank. The path and steps lead down to a useful shed 12'1" x 8'10" plus mezzanine, power and light and constructed of natural Cotswold stone under a natural Cotswold Stone tiled roof together with a further lean to storage area.

Services

Mains Electricity & Water are connected. Private Drainage. Oil fired central heating. Please Note: We have not tested any equipment, appliances or services in this property. Prospective purchasers are advised to commission appropriate investigations prior to formulating their offer to purchase.

Local Authority

Cotswold District Council, Trinity Road, Cirencester, Gloucestershire GL7 1PX (Tel: 01285 623000) www.cotswold.gov.uk.

Council Tax

Band D. Rates payable for 2026/2027 £2,277.17

Tenure

Freehold.

Directions

As you turn into Aldsworth off the B4425, continue up the road past the village green, before turning left on to Chapel Row. After 350ft the terrace of cottages are on the right hand side.

Walk down the path in front of the cottages and number 29 is directly in front with the blue door.

What3words

///agent.flocking.debating



Floor Plan

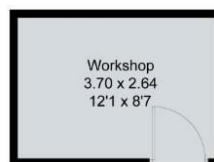
Approximate Floor Area = 61.9 sq m / 666 sq ft



Ground Floor



First Floor



(Not Shown In Actual Location / Orientation)



Viewing

Please contact our Stow-on-the-Wold Sales Office on 01451 830383 if you wish to arrange a viewing appointment for this property or require further information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.