



Grade II Listed townhouse in the heart of Tetbury

4 New Church Street, Tetbury, Gloucestershire

Guide £650,000 Freehold



Entrance hall • Kitchen • Sitting room • Cloakroom • Cellar
• Three bedrooms • Two bathrooms • Courtyard Garden
• On street parking

Distances

Malmesbury 5 miles, Kemble 7 miles Nailsworth 7 miles, Cirencester 11 miles, Stroud 11 miles (all distances and mileages are approximate)

Situation

Tetbury is a popular and lively traditional Cotswold market town, well known for its 17th and 18th Century architecture. Historically, the town was known for its wool market and more recently antique shops but today boutique, hotels, and specialist shops, together with cafes, restaurants and bistros have come to the fore. As a result there is a bustling feel to the town with well-known shops now including the Highgrove shop, Quayles restaurant, Moloh, Lola and Co Tapas Bar and the award winning Hobbs bakery. For more general shopping there is a Tesco superstore on the edge of the town and, twice a week, there is an open market under The Market House. Waitrose supermarket can also be found in nearby Malmesbury.

Tetbury, once voted the third best town in which to live by Country Life Magazine, also supports a splendid parish church which has been described as having one of the best Georgian gothic designs; it has the fourth highest church spire in England. Each autumn too there is annual music festival in the church attended by international musicians.

Nearby is the world-famous National Arboretum which covers 600 acres and boasts one of the most varied specimen collections in Europe, as well as some 17 miles of trails. Other recreational opportunities include golf at Westonbirt and Minchinhampton, sailing at the Cotswold Water Park, motor racing at the Castle Combe circuit and horse eventing at Badminton and Gatcombe. There are also gymnasia in Tetbury and Malmesbury, as well as at the Cotswold Leisure Centre in Cirencester.

Tetbury is particularly well placed for the commuter with Kemble station and the M4 and M5 motorways all being within easy access. Nearby, larger commercial centres include Bath, Bristol and Cheltenham, all of which provide excellent shopping and cultural opportunities.

Description

This handsome Grade II Listed townhouse is centrally located in the heart of Tetbury and offers a wealth of character and charm.

On entering, you are welcomed into the entrance hall with a cloakroom and stairs leading down to the cellar, this is a great additional space which is currently being used as a dining room. The light and spacious sitting room is of a good size with a feature fireplace and Georgian double glazed windows with views





onto New Church Street. Leading through is the kitchen with granite work surfaces, integrated appliances and a door leading to the private courtyard garden.

The first floor provides two double bedrooms and the family bathroom with separate shower and bath. The principal bedroom can be found on the second floor with a dressing area and bathroom, also with a laundry cupboard. Following up from here is a spiral staircase which takes you to another room which is currently being used as a study.

At the rear of the house is the courtyard garden which has been well looked after with potted plants and provides enough space for a table and chairs. There is non restricted on street parking to the front of the house, but the current vendors do rent a parking space in the Dolphin Hall car park opposite the house.

Services - mains water, electricity, gas and drainage

Local Authority = Cotswold District Council - Tel: 01285 623000

Postal Address - 4 New Church Street, Tetbury, Gloucestershire, GL8 8DT

Tenure - Freehold

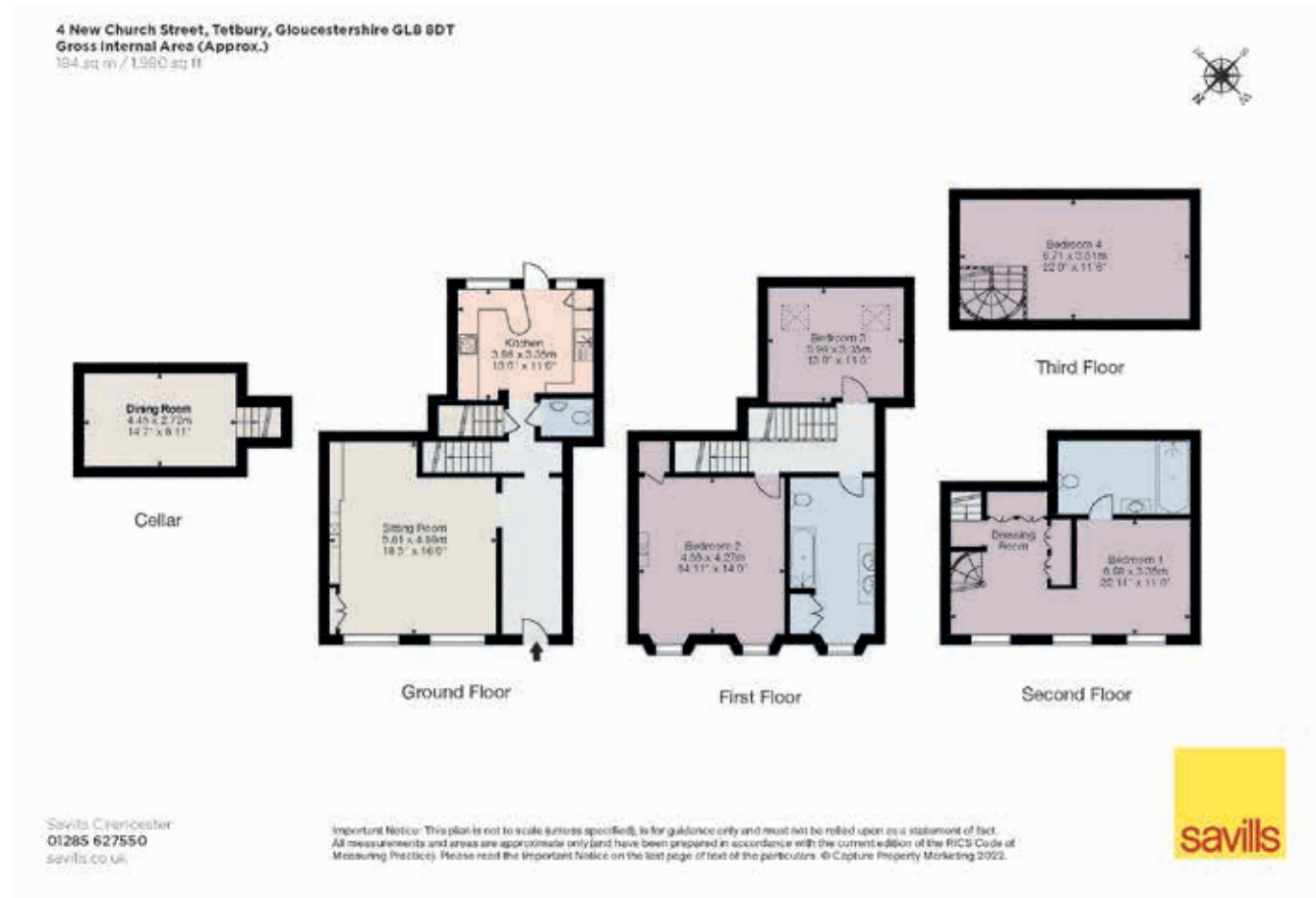
Council Tax - Band E

Details and photographs
December 2022

Viewing

Strictly by appointment with Savills.





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