

Milburys

SALES LETTING MANAGEMENT

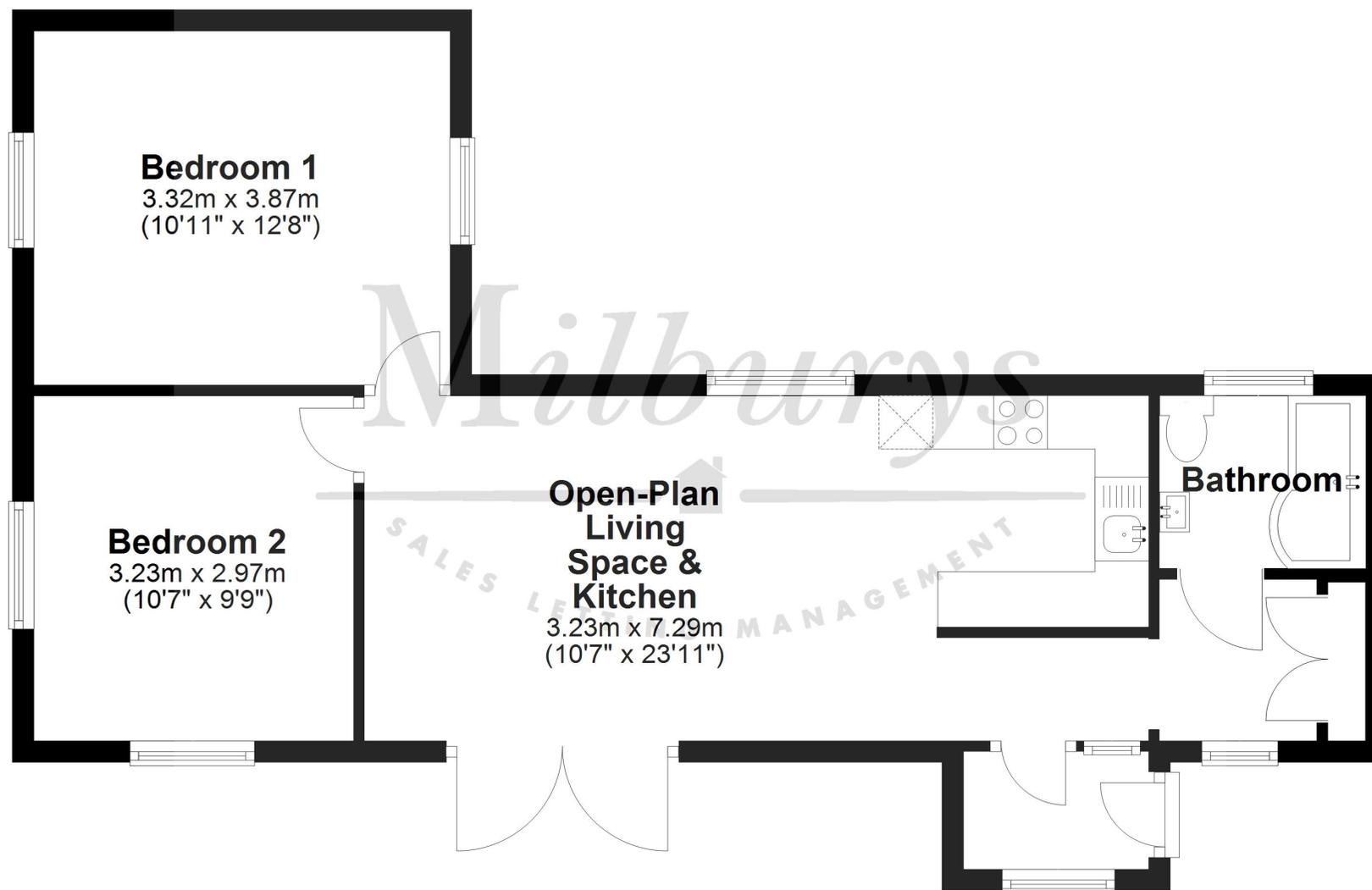


Stable Cottage, The Isle Of Rhe, North Nibley, Gloucestershire GL11 6DH

£335,000

Stable Cottage, Isle Of Rey

Approx. 55.3 sq. metres (595.0 sq. feet)



Total area: approx. 55.3 sq. metres (595.0 sq. feet)

For Illustrative Purposes Only. Not to Scale.
Plan produced using PlanUp.

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Hidden away in a wonderful spot at the end of a tree-lined driveway, Stable Cottage is a beautifully presented attached home in a courtyard setting, enjoying captivating views across rolling countryside. Originally forming part of an old stable block, the property has been sympathetically transformed into the light-filled home you see today. A welcoming entrance, perfect for muddy boots, leads to the open-plan living space where French doors capture the surrounding landscape, blending indoor and outdoor living. The modern fitted kitchen area is a comfortable size, complete with integrated appliances, offering practical cooking space. There are two double bedrooms, both dual-aspect and each with the far-reaching views that make this home so special. The bathroom has been finished with a sleek contemporary design and includes a shower over the bath. Outside, the south-facing terrace provides a great space for alfresco dining, for enjoying a morning cuppa or a sundowner, or for simply relaxing on a warmer day. Adjacent is an area of off-street parking. Properties such as these are rarely captured by photography alone – the setting and outlook can only truly be appreciated in person. We look forward to showing you around!

Situation

North Nibley sits on the edge of the Cotswold escarpment, straddling the Cotswold Way on the western edge of the Cotswolds Area of Natural Beauty (AONB). The village lies between the local market towns of Dursley and Wotton-under-Edge. Just a short walk away, is the well-known landmark of Tyndale Monument which overlooks the village and can be seen for miles around. The village has a parish church, a primary school (northnibley.gloucs.sch.uk), the Blackhorse Inn, and a fantastic coffee shop. The reputable Katherine Lady Berkley Secondary School is located in the nearby town of Wotton-under-Edge, with a bus service running between the two. The village is also conveniently located for access to the M5, also Cam and Dursley railway station (approx. 4.9 miles).

Property Highlights, Accommodation & Services

- Stunning Rural Retreat And Pied-A-Terre
- Idyllic Hillside Setting With Lovely Views
- Attached Stable Conversion In Courtyard Setting
- Approached Along Private Tree-Lined Driveway
- Open-Plan Living Space With French Doors To Terrace
- Smart Fitted Kitchen Area With Integrated Appliances
- Two Double Bedrooms, Both Dual-Aspect
- Smart Modern Bathroom With Shower Over Bath
- South-Facing Terrace, Off-Street Parking
- LPG Central Heating, Double Glazing, Mains Drainage, Broadband

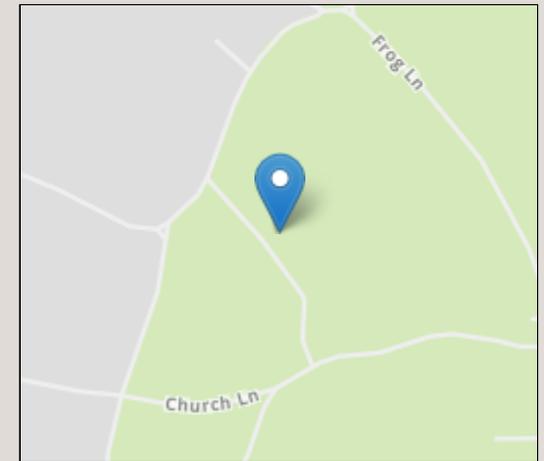
Directions

At the centre of North Nibley, turn into The Street opposite the Black Horse Inn. Pass the parish church on your left hand side, continuing into Frog Lane. At the bottom of the hill bare left at the corner and turn immediately left again. Look out for the entrance to The Isle Of Rey on your left hand side. Drive on up until you see Stable Cottage on your left (What3Words [///florists/broken/fond](https://www.what3words.com/#!/florists/broken/fond)). The parking space is just outside the main courtyard, which is private to the other two dwellings within.

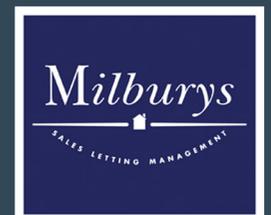
Local Authority & Council Tax - Stroud District Council - Tax Band B

Tenure - Freehold

Contact & Viewing - Email: mil_wottonsales@milburys.co.uk Tel: 01453 842666



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