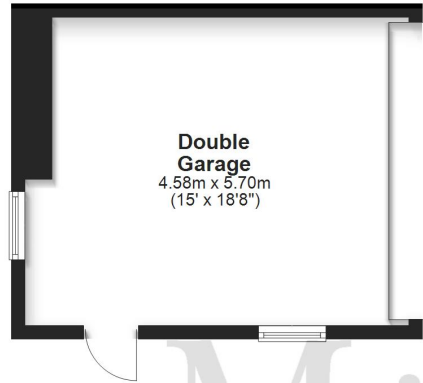






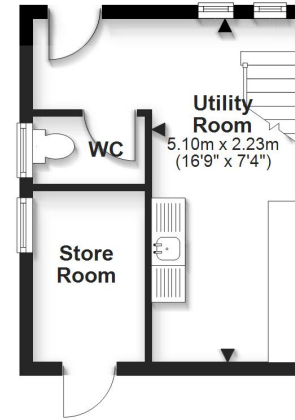
### Double Garage

Approx. 26.1 sq. metres (280.5 sq. feet)



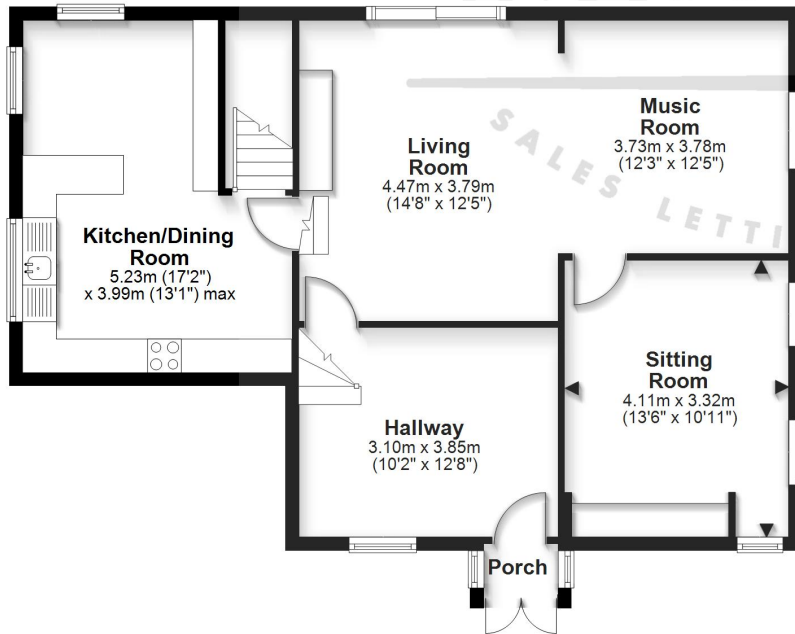
### Basement

Approx. 20.4 sq. metres (219.1 sq. feet)



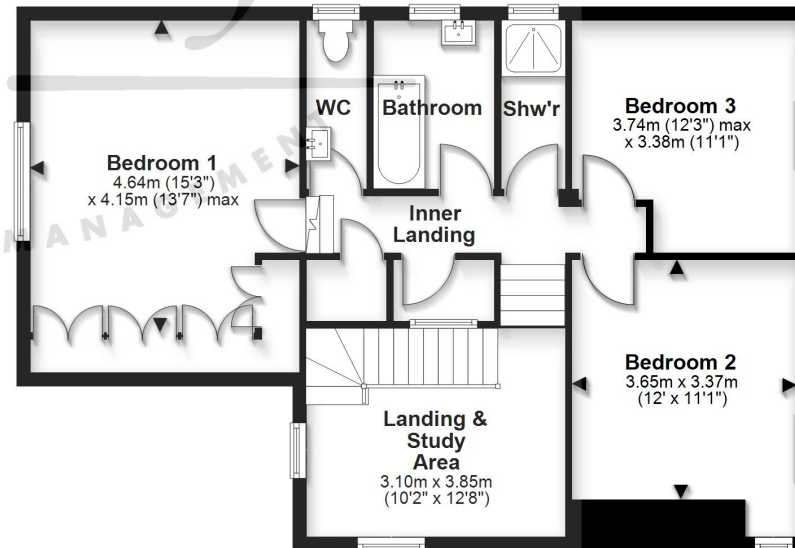
### Ground Floor

Approx. 80.4 sq. metres (865.7 sq. feet)



### First Floor

Approx. 78.4 sq. metres (844.0 sq. feet)



Total area: approx. 205.3 sq. metres (2209.4 sq. feet)

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

# 5 'The Kepters', Chapel Lane, Buckover, Nr. Thornbury, South Gloucestershire GL12 8QL

Welcome to this charming three bedroom, semi-rural cottage with stunning views, lovingly cared for by the same family for over fifty years. Set in an enviable position with sweeping views across the surrounding countryside, this delightful home combines character features with generous living space, both inside and out. On entering the property, a sizeable hallway provides a welcome introduction to the home. The light-filled lounge enjoys sliding doors directly onto the garden, while a separate dining room with a feature fireplace offers the perfect space for entertaining. The fitted kitchen/breakfast room is well-proportioned and provides access to the basement, thoughtfully arranged as a utility area and W.C. Upstairs the property boasts three excellent double bedrooms, all generous in size along with further storage room. A family bathroom and separate shower and cloakroom complete the property. The gardens are a true highlight, beautifully established with vegetable patches, a greenhouse and extensive lawn. A sun-trap patio at the side of the cottage provides an ideal spot for outside dining. To the front a double garage and ample driveway parking add to the practicality of this home. A short distance from the centre of Thornbury with countryside rambles from your doorstep- this property is a true delight, we cannot wait to show you around!

## Situation

Thornbury is a thriving market town to the north of the City of Bristol and the M4/M5 interchange, with excellent commuting links via the motorway network and by rail from Bristol Parkway Station (Paddington/South Wales). The High Street offers a wide variety of shops, cafes, pubs and restaurants. Other facilities include the leisure centre, golf course and library, plus open community spaces, parks and sports grounds/clubs. The town is blessed with a number of primary and junior schools, plus The Castle secondary school ([www.thecastleschool.org.uk](http://www.thecastleschool.org.uk)) which is situated close to Thornbury's Tudor Castle, a luxury hotel.

## Property Highlights, Accommodation & Services

- Three Bedroom Detached Cottage On The Edge Of Thornbury
- Sizeable Reception Space With The Added Benefit Of Grand Piano Included In Sale!
- Smart Fitted Kitchen/Breakfast Room With Access To Utility Area
- Three Double Bedrooms And Additional Storage Room To The First Floor
- Separate Shower, WC and Bathroom
- Sprawling Gardens With Vegetable Patch, Greenhouse, Fruit Trees And Mature Shrubs
- Double Garage With Ample Parking
- Stunning Views And Walks From The Doorsteps
- Benefits Include Retained Character Features, Oil Fired Central Heating And UPVC Double Glazing
- No Onward Chain!

## Directions

Travelling north on the A38 proceed through the traffic lights at Grovesend. Look out for Dobbies Garden Centre on your right hand side and turn right signposted Milbury Heath. Continue past the entrance into Dobbies and follow the lane round to the left. You will see a converted chapel facing you. Turn left and follow the road down the hill, The Kepters is found on your right hand side.

## Local Authority & Council Tax - South Gloucestershire - Tax Band E

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