



Long Compton  
Shipton-on-Stour, Warwickshire



## Long Compton, Shipton-on-Stour, Warwickshire.

A charming period cottage, in need of modernisation, with attractive westerly facing garden overlooking open fields.

Located in the heart of this popular village. situated of the main road along a quiet lane, the cottage has an entrance hall, spacious sitting room with high ceilings and double aspect views overlooking open fields. Fitted kitchen, two reception rooms and a cloakroom on the ground floor. The first floor has three good sized bedrooms and a family shower room. Outside the garden is south facing and totally private.

The lovely village of Long Compton is located in the attractive rolling South Warwickshire countryside, on the Warwickshire/ Oxfordshire borders. The village is surrounded by delightful undulating countryside designated in the main as a Conservation Area and within the Cotswold Area of Outstanding Natural Beauty.





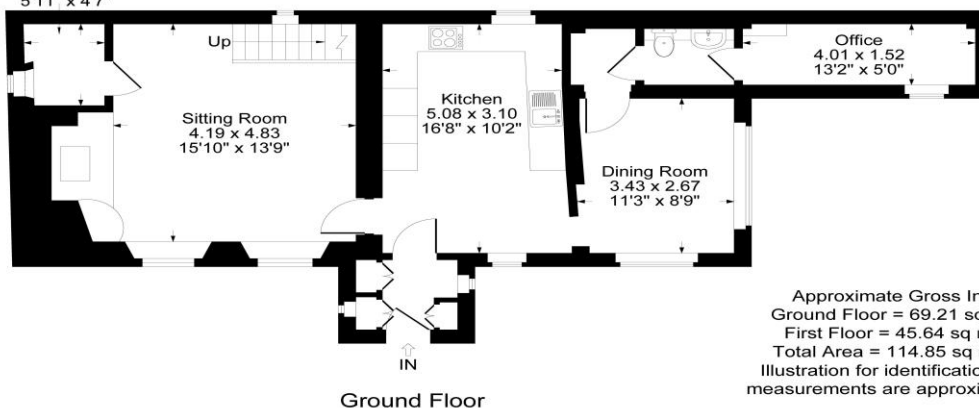
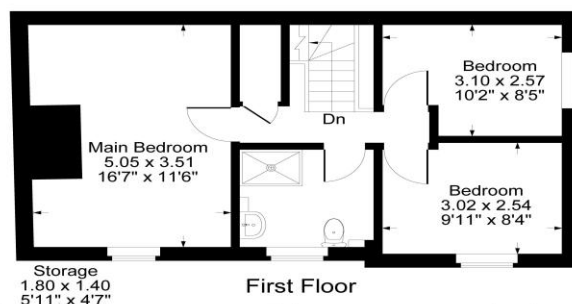


## The Property Briefly Comprises of:

- Detached Cottage
- Entrance Porch
- Kitchen
- Dining Room
- Sitting Room
- Office
- Cloakroom
- Three Bedrooms
- Family Shower Room
- Garden
- Off Street Parking
- Views over Open Fields



Guide Price: £550,000



Approximate Gross Internal Area  
 Ground Floor = 69.21 sq m / 745 sq ft  
 First Floor = 45.64 sq m / 491 sq ft  
 Total Area = 114.85 sq m / 1236 sq ft  
 Illustration for identification purposes only,  
 measurements are approximate, not to scale.

**Local Authority:**  
 Stratford On Avon

**Council Tax Band:** D

(Subject to change after completion)

**Tenure:** Freehold

### Distances

Shipston on Stour c. 5 miles  
 Chipping Norton c. 5 miles  
 Banbury c. 13 miles  
 Warwick c. 22 miles  
 Leamington Spa c. 23 miles  
 Birmingham c. 51 miles  
 London c. 78 miles  
 Moreton-in-Marsh to London,  
 c. 90 minutes

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