



BOX COTTAGE

Main Road | Bredon | Tewkesbury | GL20 7EL

HUGHES **HS** SEALEY

Welcome to... BOX COTTAGE

Situated in the highly desirable village of Bredon, Gloucestershire, this substantial and versatile detached home offers an impressive amount of accommodation, combining generous living space with a wealth of character features and excellent flexibility for modern family life.

The ground floor provides a particularly appealing arrangement of reception rooms, including a welcoming living room with a striking exposed brick fireplace and wood-burning stove, creating a warm and inviting focal point. A separate dining room provides an ideal setting for entertaining, while the additional snug offers further space for everyday living.

One of the property's standout features is the impressive kitchen and conservatory arrangement. The well-appointed kitchen benefits from extensive units, black work surfaces, integrated cooking appliances and a central island, with a glazed well adding a distinctive architectural detail. The kitchen opens into a wonderful conservatory,

where extensive glazing and a glazed roof allow natural light to flood the space. With room for both seating and dining, it provides an excellent environment in which to relax and enjoy views of the garden throughout the seasons.

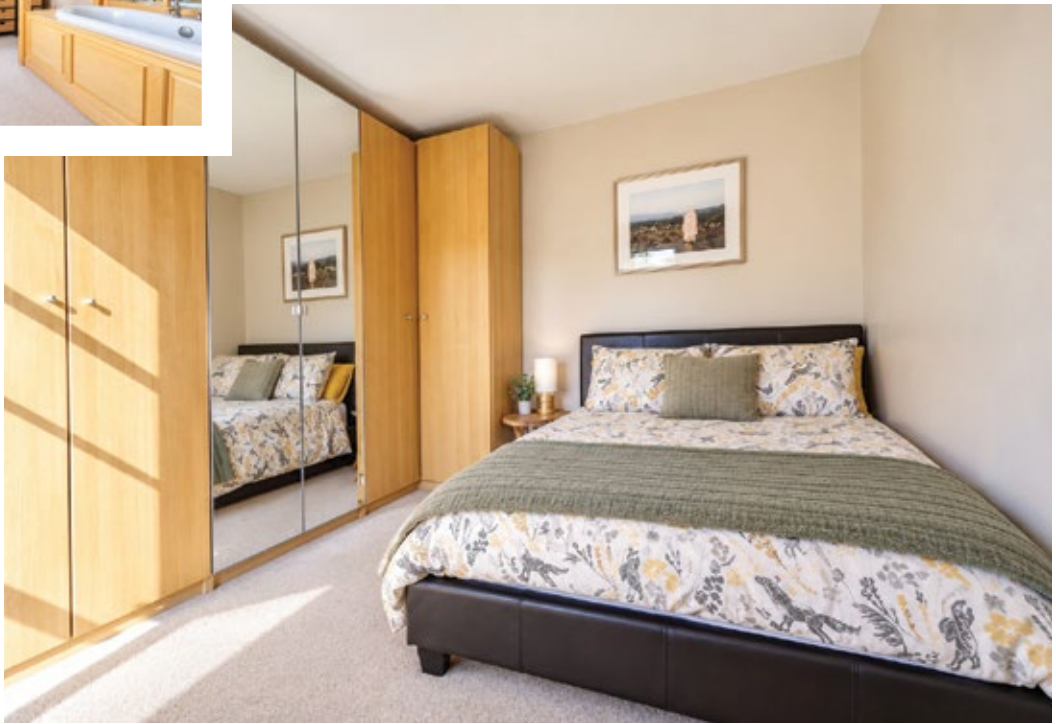
Further ground-floor accommodation includes a utility room, shower room, boot room and useful pantry storage, adding practicality to the generous layout. The cellar provides additional storage space and further enhances the home's versatility.

Arranged over the upper floors are four bedrooms, including a generous principal bedroom suite with a separate dressing room. The remaining bedrooms offer flexibility for family members, guests or those working from home. The accommodation is complemented by a family bathroom making the property well suited to the demands of a busy household. Exposed beams and characterful detailing within the upper rooms add further charm.









Explore outside... BOX COTTAGE

Outside, the property enjoys established gardens with mature planting, lawned areas and paved seating spaces. The grounds provide a pleasant setting for outdoor entertaining and relaxation, with a variety of shrubs and trees creating a sense of privacy and seclusion. A summer house and two additional outbuildings offer useful ancillary space, while a separate garage and extensive driveway provide excellent parking provision.

Bredon is a popular village situated at the foot of Bredon Hill, offering a strong sense of community and a range of local amenities. The village has a primary school, pre-school, village shop and post office, doctors' surgery, village hall and public houses, alongside a variety of clubs and recreational facilities. The surrounding countryside provides wonderful opportunities for walking and outdoor pursuits, while the nearby towns of Tewkesbury,

Evesham and Pershore offer a broader range of shopping, leisure and transport connections.

Combining generous proportions, flexible accommodation, character features and an attractive garden setting, this is a distinctive home offering considerable appeal for families seeking space and village living.

- Four-bedroom detached home in the sought-after village of Bredon.
- Generous and versatile accommodation arranged over three levels.
- Spacious living room featuring an exposed brick fireplace and wood-burning stove.
- Separate dining room and additional snug.
- Impressive kitchen with central island and integrated appliances.

- Large conservatory with glazed roof, providing space for relaxing and dining.
- Principal bedroom with separate dressing room.
- Three further bedrooms, family bathroom and separate cloakroom.
- Cellar, utility room, boot room, pantry and useful storage areas.
- Established gardens, summer house, two outbuildings, garage and extensive driveway parking.

DIRECTIONS

To locate the property, please enter the following postcode into your sat nav system: GL20 7EL. Upon arrival the property can be identified by our For Sale sign.



Approx Gross Internal Area
276 sq m / 2972 sq ft



This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or misstatement. Some of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

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