Pear Tree Cottage, Towcester, NN12 7SR
£340,000
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Towcester, Northamptonshire, NN12 7SR

* A RARE OPPORTUNITY TO ACQUIRE THIS QUAIINT THREE BEDROOM 17TH CENTURY COTTAGE SITUATED IN THE PICTURESQUE RURAL VILLAGE OF GRAFTON REGIS *

Urban & Rural Milton Keynes are delighted to have received sole instructions in marketing this truly unique and traditional cottage built in the 1700's bursting with history and original charm. The property has been carefully nurtured by its current owners to retain its true beauty. The stone cottage has previously been extended to provide a large galley kitchen along with a refitted modern bathroom suite and utility area. 'Pear Tree' is situated in the small and quiet village of Grafton Regis situated on the outskirts of Milton Keynes & Northampton. The village itself offers fantastic scenic walks along the Nature Reserve, a traditional country pub, St. Mary’s church and a village hall. There are commuting routes in close proximity such as the A5 and Junction 15 of the M1.

The property is configured over two floors and in brief comprises of; an entrance porch, a family room which once served as the village shop dating back 100’s of years ago, living room with original inglenook fireplace, dining room, 16ft galley kitchen, utility area, and a refitted family bathroom. To the first floor there are two double bedrooms and a generous sized single bedroom.

Externally to the front there is a small manageable garden laid with lawn. To the rear of the property there is a great size garden which is mostly laid with lawn along with having a paved patio area. The garden is privately enclosed by timber fencing and overlooked by open farm land. In addition to this there is a large timber built barn which benefits from insulation and power. The barn is currently split into sections including; an office/studio, workshop and store.

Added benefits include; gas central heating, double glazing and partly secondary glazed, traditional fireplaces and original exposed wooden beams.

EPC D

Council Tax band: D
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