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CHURCH STREET, GREAT WILBRAHAM, CAMBRIDGE

SOLD

GUIDE PRICE £750,000 Freehold

We are delighted to present this exceptional Grade II listed thatched cottage in the picturesque village of Great Wilbraham. This is a unique cottage, steeped with an abundance of character and history that will certainly captivate the next owners.

- Character Property
- Exposed Beams
- Fantastic Countryside views
- Grade II Listed
- Large Gardens
- No Onward Chain
- Period Features

This 4/5-bedroom detached cottage with three reception rooms on the ground floor, offers a fantastic space for both entertaining and hosting guests as well as creating an idyllic and spacious home. The original cottage dates back to the 13th century which lends to the historical importance of the property. An especially noteworthy feature is that some of the beams in the cottage were taken from the Church itself during a restoration project in what is believed to be the 19th century. The current owner is a former master builder and he devotedly restored the cottage to its former glory himself. This was a labour of love and you can instantly appreciate and admire his achievements in sympathetically maintaining many of the original features. The cottage famously has been recognised by the makers of Lilliput Lane cottages and both 'dew drop cottage' and a winter version were modelled off the original stable of the property.

Exposed wooden beams feature throughout the property. Stunning gardens with a breath-taking view of the Church which is directly opposite the cottage. This is a rare opportunity and to view the property in person will allow all the charm of the cottage to speak for itself.

As you enter the property through the solid oak door, you instantly get a feel of the charm that is prevalent throughout the property and its grounds.

From the entrance hall, you enter the lounge on the right:

Lounge: 11'4" x 15'5" (3.45 x 4.71m)

Large feature fireplace with wood burner and an ornate bespoke chimney. There is access to the back of the property, along with a window to the front aspect with wrought iron radiator. From the lounge you access the Kitchen/Dining area as well as access to 2 bedrooms on this side of the property.

Kitchen/Diner: 17'4" x 15'5" (5.28m x 4.70m) L shaped Kitchen with stone flooring, selection of wall and base units. Feature bay window to the side aspect, further window to the front aspect, along with another door leading to the front. There is also an understairs cupboard/pantry.

Stairs leading to 2 bedrooms.

On the left of the main entrance, the hallway leads to family bathroom, second reception room, and then a large dining room, with some original features.

Bathroom: Tiled flooring, bathtub, wash basin, WC and a bidet. Nautical theme. Window to rear aspect, towel rail.

Reception Room: 4'9" x 9'9" (4.49m x 2.98m) Window to front and rear aspect, radiator, and doors leading to:

Dining Room: 14'9" x 19'3" (4.50m x 5.87m) Large dining room with windows to the front, side and rear aspect. This would have once been the barn where horses were kept. You can still see this with the featured stalls that have been made a feature in this room.

From the second reception room, you also access the stairs to 2 bedrooms and a study/5th bedroom.

Master Bedroom: 9'10" x 13'2" (3.01m x 4.02m) Lots of storage with window to front aspect with fabulous views of the church.

Access through to:

Bedroom 4: 9'2" x 12'8" (2.79m x 3.87m) A fantastic room which has more storage, built in shelving along with a quirky reading space which over-looks the gardens.

Bedroom/Study: 10'10" x 12'5" (3.29m x 3.78m) Window to side aspect. French doors with a Juliet balcony.

Bathroom: this bathroom can be accessed from both study and master bedroom. Bathtub, toilet, and wash basin. Tiled walls and window to rear aspect.

Double Garage: 18'3" x 28'10" (5.57m x 8.80m) Large detached garage which could fit 3 vehicles.

Outside: Large mature garden surrounds this property with spectacular views of the countryside, along with further outbuildings, a summer house, and a fenced off compound.

Great Wilbraham

This lovely village is host to idyllic countryside views, a wealth of local history including the present Church which dates from the 12th Century and all of the anticipated charm and character of an English village. There is a local post office/shop and various local businesses. The village has a strong community presence, and the Great Wilbraham Parish Council meets fortnightly to discuss village events. There is a local primary school which has maintained a Good Ofsted rating in the recent years.

The village is just a 15-minute drive to Cambridge City Centre, where there are brilliant historical buildings, many associated with the esteemed University of Cambridge and plenty of popular shops, restaurants and other amenities. The PR2 bus route from Stretchworth to Cambridge City Centre runs through Great Wilbraham and will take roughly 32 minutes to arrive at Cambridge Drummer Street Station. Road access to A11/A14 and M11 motorway.

Whilst every effort has been made to create accurate information, we would ask that any interested buyers carry out their own due diligence process. The information provided on these particulars, do not form part of any contract. Antony Davis are acting solely for the seller as their estate agent, and are not qualified valuation surveyors.

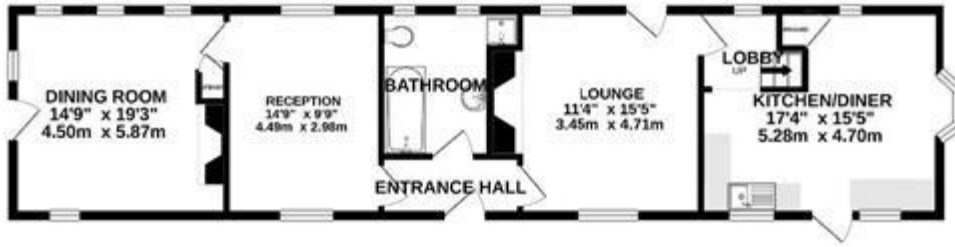
Council Tax Band: B (South Cambridgeshire District Council)

Tenure: Freehold



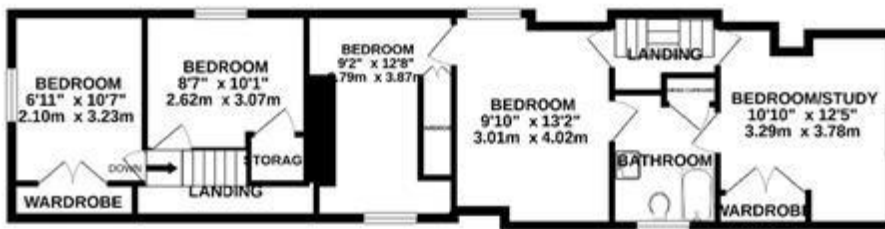
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GROUND FLOOR
973 sq.ft. (90.4 sq.m.) approx.



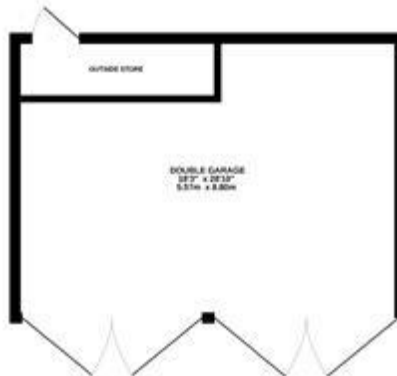
TOTAL FLOOR AREA: 1750sq ft. (162.6 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other parts are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for guidance purposes only and should be used as such for any prospective purchase. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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1ST FLOOR
777 sq.ft. (72.2 sq.m.) approx.



TOTAL FLOOR AREA: 1750sq ft. (162.6 sq.m.) approx.
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DETACHED GARAGE



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