

Staverton House, Staverton, Cheltenham, Gloucestershire

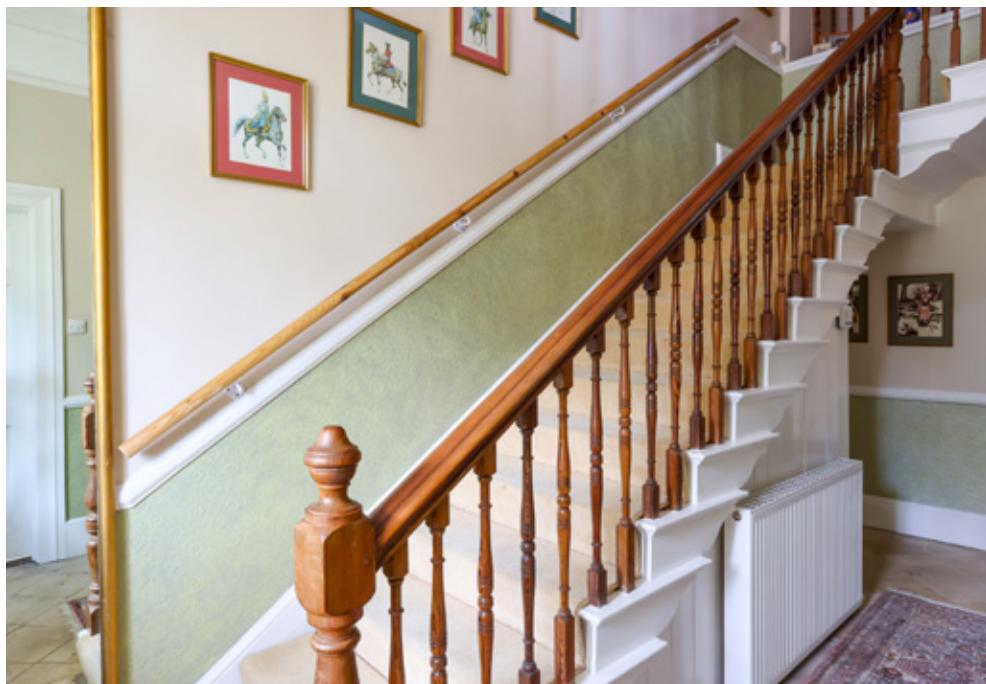


Set in gardens and grounds that extend to just over two acres, a substantial period home with secondary accommodation located within easy reach of Cheltenham.

Description

Set in a private position on the edge of the village just past the pretty Church of St. Catherine, Staverton House is an imposing period home positioned centrally within its plot behind a set of electric wrought iron gates and a sweeping driveway. The principal house is arranged over three floors and extends to just over 6,074 square feet (including the cellar). The accommodation has superb proportions and being arranged around a main reception hall, the dining room, drawing rooms and an open plan kitchen/family space are all arranged off it. On the first floor, there are four generous bedrooms, all with en suite bath/shower rooms. The second floor includes a bathroom, WC and four very large bedrooms with full height ceilings and eaves storage that wrap around the edge of the building. The Annex, formerly the stables and the grooms' accommodation to the main house, the versatile two storey annex is attached to the rear of the house. Extending to over 2,100 square feet with direct access to the rear garden, it comprises three bedrooms, two bathrooms, a large open plan kitchen/living space and a home office.







The Grounds

Private gardens and grounds wrap around three sides of the house and include a large ornamental duck pond, a vegetable garden and a paddock area. There is plenty of parking, garaging for several cars and there are NO public rights of way across the property. The house is not historically listed.

Location

Staverton is a traditional village set in the heart of the Severn Vale, a short drive from the fashionable Spa town of Cheltenham and the Cathedral City of Gloucester. Staverton village has its own church but otherwise benefits from the close proximity of an extensive range of amenities in Cheltenham and Gloucester. Gloucestershire Airport is nearby and there is excellent access to the M5 at junction 11 (N&S).

M5 J11 (N&S) 4 miles • Cheltenham 5 miles Gloucester 6 miles • Worcester 27 miles • Bristol 40 miles (Distances approximate).



Property Information

Tenure Freehold

Guide Price £2,000,000

Services All mains services are connected.

Local Authority & Council Tax Band Tewkesbury Borough Council
Council Tax Band H

EPC Rating D



Approximate Gross Internal Floor Area

Total Area: 918.3 sq.m / 9,885 sq.ft

This plan is for guidance only and must not be relied upon as a statement of fact.

Attention is drawn to the important notice on the last page of the text of the Particulars.



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I would be delighted to tell you more

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Fixtures and fittings: A list of the fitted carpets, curtains, light fittings and other items fixed to the property which are included in the sale (or may be available by separate negotiation) will be provided by the Seller's Solicitors.

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Particulars dated September 2023. Photographs and videos dated September 2023.

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