



Foden Lodge, Oddington

 **Knight
Frank**

Quintessential double fronted Cotswold stone cottage.

Oddington is a sought-after Cotswold village. It comprises of mainly traditional stone houses scattered along country lanes with two excellent pubs, The Fox and The Horse and Groom, and an active village hall offering a range of activities and classes. Situated at the end of Church Lane is the historic 11th-century church of St. Nicholas, which holds candlelit services. The area is ideal for keen walkers with easy access to beautiful walks through the Cotswold countryside. The nearby towns of Stow-on-the-Wold, Chipping Norton, Burford and Cheltenham provide shopping, banking, restaurants and social activities. Daylesford organic farm shop is a short drive, and the renowned Soho Farmhouse is 14 miles away. Local sporting facilities include racing at Cheltenham, Warwick and Stratford and Golf at Burford, Lyneham and Naunton Downs. There are excellent educational facilities in the area, including the Cotswold School, Kitebrook and Bloxham, with further schooling in Oxford and Cheltenham.

Distances

Stow-on-the-Wold 3 miles, Kingham Station 3 miles (trains to London Paddington from 80 minutes), Chipping Norton 6 miles, Burford 8 miles and Cheltenham 20 miles (All distances and times are approximate).

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The Property

Foden Lodge is a quintessential double-fronted Cotswold stone cottage in the heart of the highly sought-after village of Lower Oddington. Thought to date from the early 1700s, the front door leads through to a large sitting room/dining room.

Particular features are the attractive Cotswold stone inglenook fireplaces that are situated at either end of this double-aspect room. To the rear of the cottage lies the kitchen with a range of units and a Belfast sink. A shower room can also be found on the ground floor, and the rear hall provides access to the terrace. On the first floor is the principal bedroom with a fitted wardrobe and a family bathroom. A further double bedroom can be found on the second floor with a large landing area, ideal for use as a home office/study area. Foden Lodge offers an ideal opportunity to place one's own mark on the cottage and will make a charming home.

The Grounds

The rear terrace is completely enclosed and surrounded by Cotswold stone walls and offers an ideal space for al fresco dining.

Services

Mains Water, electricity and drainage are connected. Night storage heating.

Tenure

Freehold

Local Authority

Cotswold District Council, Tax Band D

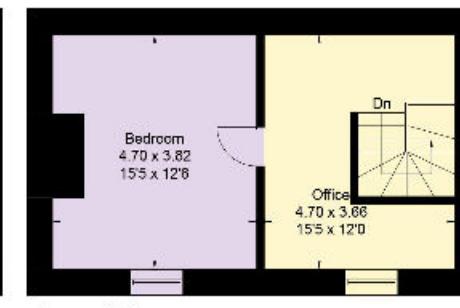
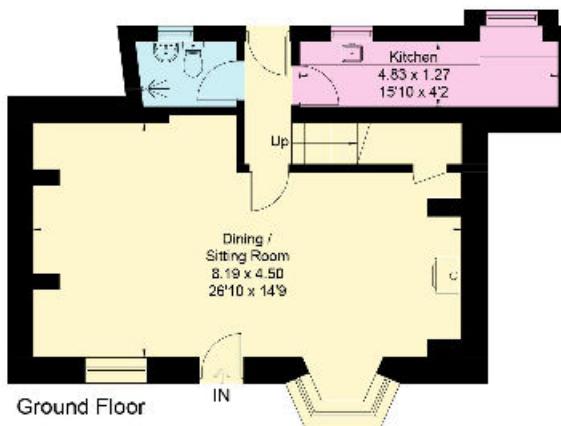
Guide Price £525,000



Approximate Area = 119.6 sq m / 1287 sq ft and



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 text of the Particulars.



Knight Frank

Stow-on-the-Wold

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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 March 2023. Photographs and videos dated March 2023.

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