



Pipe Lane
Orton-On-The-Hill Atherstone

Pipe Lane Orton-On-The-Hill Atherstone CV9 3NF

for sale
£420,000



Property Description

A stunning two bedroom character cottage in a highly sought after village location with off-road parking, rural outlooks over open fields and landscaped rear garden. The property has recently been fully re-furbished and has a wealth of character features that must be viewed to be fully appreciated with accommodation briefly comprising to the ground floor:- Re-fitted dining kitchen, spacious lounge with log burning stove, utility room and downstairs cloaks/ w.c. To the first floor are two well-proportioned double bedrooms both with bespoke fitted wardrobes and en suite. Outside, to the rear of the property is a low-maintenance landscaped garden with a slabbed patio area, astro-turfed lawn and paved steps leading to the driveway offering two off-road parking spaces.

Location - Pipe Lane sits in a quiet location situated within the sought after village location of Orton on the Hill. The property is very well placed for major road networks including the M42, M6 and M1 with a mainline railway station easily accessible at Tamworth. The cities of Birmingham, Coventry, Leicester and Derby all within striking distance. There is a range of well regarded schools nearby including Twycross House and Dixie Grammar at Market Bosworth. Atherstone town centre lies just a few miles away, borders with Leicestershire along the A5 national route and is only 4 miles from Staffordshire.

Kitchen/ Diner

15' 1" x 13' 8" (4.60m x 4.17m)

A composite front entrance door leads to a bespoke kitchen fitted with a range of matching wall and base units with Quartz work surfaces over and a range of integrated appliances including:- Fridge/ freezer, dishwasher, electric fan assisted oven with hob and extractor hood over and drainer and a quarter sink unit with chrome mixer tap over. There is a cast iron period style central heating radiator, UPVC double glazed window to the side elevation and doors leading to the lounge and to:-

Utility Room

7' 3" x 4' 3" (2.21m x 1.30m)

Having a range of matching wall and base units, space for washer/ dryer, UPVC double glazed door to the rear elevation giving access into the garden, UPVC double glazed window to the rear elevation and door leading to:-

Downstairs Cloaks/ W.C

Having low level W.C and pedestal wash hand basin.

Lounge

15' 1" x 15' 1" (4.60m x 4.60m)

Having cast iron period style central heating radiator, UPVC double glazed windows to the front and side elevation and feature fireplace with log burning stove with brick surround and oak mantle over.

First Floor Landing

Having Velux window.

Bedroom One

13' 5" x 9' 2" (4.09m x 2.79m)

Having UPVC double glazed window to the rear elevation giving an aspect over open fields, cast iron period style central heating radiator, bespoke fitted wardrobes and a door leading to:

En Suite

Having a three piece modern white suite comprising of double width glazed shower cubicle with chrome shower head over, low level W.C and wash hand basin built into vanity unit. There is a heated towel rail, spotlights and extractor fan to the ceiling.

Bedroom Two

9' 3" x 10' 8" (2.82m x 3.25m)

Having UPVC double glazed window to the side elevation giving an aspect over open fields, cast iron period style central heating radiator, bespoke fitted wardrobes and a door leading to:

En Suite

Having a three piece modern white suite comprising of double width glazed shower cubicle with chrome shower head over, low level W.C and wash hand basin built into vanity unit. There is a heated towel rail, spotlights and extractor fan to the ceiling.

Outside

To the rear of the property is a low-maintenance landscaped garden with a slabbed patio area, astro-turfed lawn and paved steps leading to the driveway offering two off-road parking spaces.









This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

To view this property please contact Ashley Adams on

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EPC Rating: Awaited

Tenure: Freehold

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