



SHARVELL PROPERTY

— THE COTSWOLD ESTATE AGENCY —



LONG COTTAGE

Chedworth

# Long Cottage, Chedworth, Cheltenham, GL54 4AF

A sensational Cotswold cottage in a fabulous village.

## Location

Long Cottage is set along a quiet village lane in the heart of the beautiful Cotswold village of Chedworth, where everyday life is shaped by a strong sense of community and a slower, more rewarding pace. The setting offers a wonderful balance of rural charm, village tradition and modern convenience.

At the centre of village life stands the historic parish church alongside the welcoming village hall, which hosts a wide range of events and activities throughout the year. A lively calendar of clubs, societies and community gatherings ensures there is always something to get involved in, whether you are seeking social connection, family-friendly activities or simply the pleasure of knowing your neighbours. The highly regarded St Andrew's Church of England Primary School is a real asset to the village and the renowned Seven Tuns gastro pub is soon to reopen. Chedworth offers a warm, welcoming environment which makes it easy to feel at home.

Perfectly positioned between Cirencester and Cheltenham, the property enjoys easy access to the very best of the Cotswolds.

Cirencester—affectionately known as the "Capital of the Cotswolds"—is celebrated for its handsome limestone architecture, elegant townhouses and thriving cultural scene. Its boutiques, artisan shops, independent cafés, renowned restaurants and twice-weekly markets bring the town to life in every season.

To the north lies Cheltenham, a sophisticated Regency town famed not only for its excellent shopping and dining but also for its world-class festivals. From literary, jazz and science celebrations to exceptional food festivals and

the iconic horse racing calendar, Cheltenham offers year-round excitement.

Families are exceptionally well served by an outstanding choice of schooling. The area boasts excellent State and Grammar Schools, alongside a wide selection of highly regarded private schools, offering superb educational opportunities at every level.

Outdoor enthusiasts will be spoilt for choice. Nearby golf courses in Cheltenham, Baunton, Shipton and Naunton Downs provide excellent sporting facilities, while an extensive network of bridle paths promises hours of exploration amid glorious countryside. For those who enjoy life on the water, the Cotswold Water Park offers a wide variety of sailing, paddle-sport and recreational activities.

The area's connectivity is equally impressive. High-speed internet ensures effortless working from home, while the M4 and M5 provide swift access to major hubs across the South-West, the Midlands and London. Complementing the road network, well-connected direct train services and easy access to several international airports make travel both convenient and efficient.

*Cirencester 8 miles  
Cheltenham 11 miles  
Kemble Station 14 miles  
(London Paddington 75 mins)  
Swindon 24 miles  
M4 (Junction 15) 26 miles*

*All distances and times are approximate*

Entrance hall • Living room • Sitting room • Kitchen/ dining room • Cloakroom/ utility room •  
Principal bedroom with en suite bathroom • 3 further bedrooms • Family shower room •  
Decked terrace • Garden • Private parking







## Description

Long Cottage is a truly special Cotswold stone cottage, quietly set along a pretty village lane in the heart of the much-loved village of Chedworth. From the moment you arrive, there's a sense of calm and escape — a home that invites you to slow down and enjoy village life at its very best.

Exquisitely refurbished to the very highest standard using traditional Cotswold materials, the cottage effortlessly blends period charm with modern comfort. Exposed stone walls, handcrafted carpentry and softly considered lighting give each room a warm, welcoming feel, creating a house that feels instantly like home.

At the centre of daily life is the kitchen/breakfast room, a space made for lingering breakfasts, long lunches and relaxed evenings with friends. The Rangemaster sits proudly at the heart of the room, while limestone floors, oak panelling and exposed stone add to the cosy country feel. With plenty of natural light and a stable door opening straight onto the garden, it's a room that naturally draws everyone together.

The living room, with its inglenook fireplace and wood burner, is bright and inviting, enjoying views over the village lane — the perfect place to settle in with a good book after a countryside walk. Next

door, the sitting room offers a peaceful retreat, equally cosy and welcoming, ideal for relaxed evenings or a favourite film by the fire.

A ground-floor cloakroom with shower adds everyday practicality, particularly after muddy walks or time spent in the garden.

Upstairs, the house continues to feel light and restful. The principal bedroom is a calm and comfortable retreat, complete with an en-suite bathroom with underfloor heating — a lovely touch on winter mornings. There is a further bedroom on this floor, along with a family shower room, while the second floor provides two additional bedrooms filled with natural light from Velux windows.

Outside, the garden offers a peaceful escape, ready to be shaped into something truly personal. A decked terrace provides the ideal spot for morning coffee, evening drinks or summer dining, with a lawn and herbaceous borders beyond. A garden store and gated side access offer practical storage for outdoor life.

The cottage also benefits from excellent private parking, with two generous spaces just opposite the house.

Long Cottage is a home for those who appreciate character, comfort and a slower pace of life, all set within one of the Cotswolds' most desirable villages.

## General Information

**Tenure:** Freehold.

**Services:** Mains water and electricity.  
Private drainage. Oil-fired central heating.

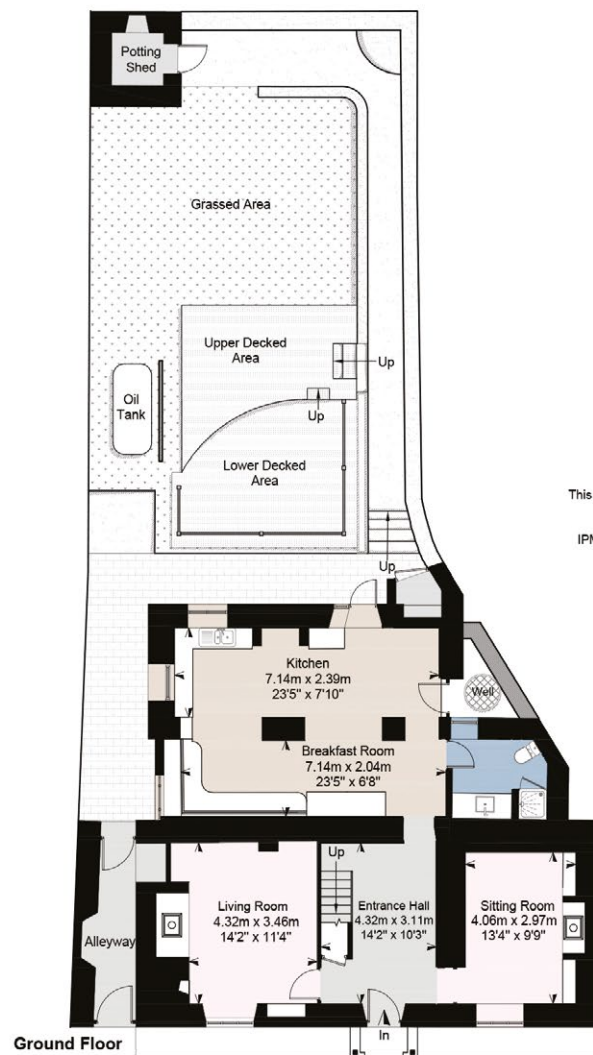
**Viewing:** Strictly by appointment through Sharvell Property Ltd.

**Fixtures and Fittings:** Some mentioned in these sales particulars are included in the sale. All others are specifically excluded but may be made available by separate negotiation.

**Local Authorities:** Cotswold District Council, Trinity Road, Cirencester, Gloucestershire.  
Tel: 01285 643000. Council Tax Band E. EPC rating F.



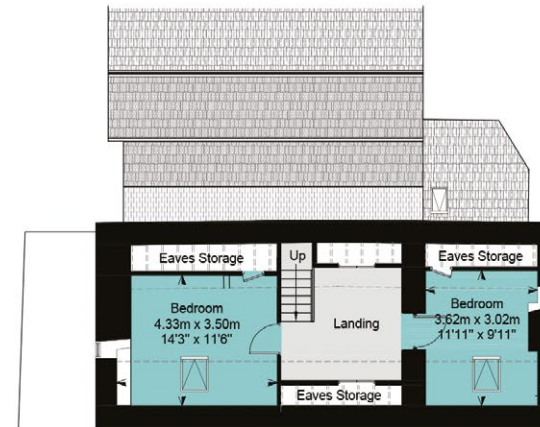




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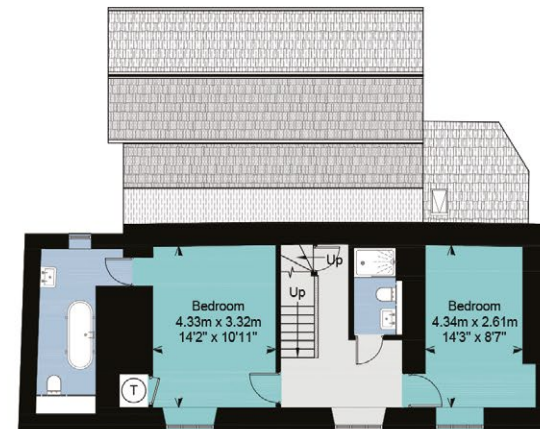
**Long Cottage, Court Close, Chedworth, Gloucestershire**

House Approximate IPMS2 Floor Area	195 sq metres / 2099 sq feet
Potting Shed	2 sq metres / 21 sq feet
<b>Total</b>	<b>197 sq metres / 2120 sq feet</b>
(Includes Limited Use Area	26 sq metres / 280 sq feet)



## Second Floor

[ ] = Limited Use Area



### First Floor

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t: 01285 831 000 | e: [office@sharvellproperty.com](mailto:office@sharvellproperty.com)

Rowan Tree House, Robinson Lane, Woodmancote, Cirencester, Gloucestershire, GL7 7EN

[www.sharvellproperty.com](http://www.sharvellproperty.com)

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