



Passionate about selling property



## Old Dairy North End

, SN6 6QR

£2,300 Per Month



Welcome to Old Dairy | Ashton Keynes - This beautifully presented Four-Bedroom character property, finished in natural stone with a slate tiled roof. Situated just outside the village and offering flexible living accommodation on one level. **\*\* SHORT TERM RENTAL AVAILABLE \*\***



**Description**

Upon entering from the driveway, you are welcomed into a spacious entrance hallway that immediately sets the tone for the quality found throughout the home. The heart of the property is the impressive open-plan kitchen and dining area which flows seamlessly into the sitting room, where a striking brick fireplace with a log burner creates a warm and inviting focal point.

Designed with both everyday living and entertaining in mind, the kitchen offers generous storage, a breakfast bar for informal dining, and attractive oak worktops. Oak flooring continues through the space, while French doors open directly onto the enclosed rear garden, bringing in plenty of natural light.

The principal bedroom benefits from its own ensuite shower room and also enjoys direct access to the rear garden. In addition, there are three further well-proportioned bedrooms and a stylish family bathroom featuring a large walk-in shower. One of the bedrooms is currently arranged as a cosy snug and study, offering flexible living space to suit modern lifestyles.

**Exterior**

Set back from the road, the property enjoys a lawned frontage enclosed by a traditional timber post-and-rail fence. Access is gained via a five-bar gate which opens onto a gravel driveway providing parking for several vehicles. To the side, a further garden area is also enclosed by timber rail fencing and enjoys pleasant views across a neighbouring paddock.

To the rear, the property can be accessed via a shared gravel driveway where an additional parking space is available. The rear garden can be reached either through the property itself or via a timber gate from the driveway. This garden offers a high degree of privacy, enclosed by a wall and beautifully complemented by a variety of mature trees and established shrubs.

**Essentials**

Wiltshire Council - 0300 456 0109; Valuation Band: F - £3520.24 2026.27  
 EPC Rating: D  
 Double glazed windows and doors. Heating and hot water are provided by electricity.  
 The property is connected to mains water, and the waste is connected to a Bio Digester which is shared by 2 neighbouring properties.

**Area/Location**

Situation just outside Ashton Keynes Village and within easy reach of the village centre its amenities and the Cotswold Water parks.

Ashton Keynes is a particularly desirable village with a large range of amenities including shop, post office, popular primary school, pub and a church. There is a friendly community with a variety of clubs and events available as well as the further leisure facilities offered by the Cotswold Water Park. The nearby road network provides easy access to the nearby towns of Cheltenham, Cirencester, Cricklade, Swindon and to the M4 and M5 motorways. There is a mainline rail service from Kemble to London and Bristol which is approx 4.5 miles away.

**Tenancy Security Deposit**

A deposit of 5 weeks rent is required and Secured in the DPS (Deposit Protection Scheme).

**Viewings**

Please contact Paul or the Adkins property team to arrange your viewing - Residential Sales | Lettings | Management | Holiday Homes | Commercial

**Tenants Notes**

We inform prospective tenants that these rental details are provided as a general guide only. Room sizes are approximate and should not be relied upon for the purposes of measuring carpets, curtains or furnishings.

**Client Money Protection**

Adkins Property is compliant with the mandatory regulation 'Client Money Protection Scheme' CMP, this protection is in place for the benefit of both tenants and landlords.

**Compliance**

We are members of The Property Ombudsman (TPO).

**Landlords**

If you're looking for an agent that differs from the norm, then we would love to hear from you. We welcome new landlords to experience our award winning service. Landlords and tenants can be assured that they are in safe hands!

**Social**

Like and Share our posts and receive notification when new listings become available @adkinsproperty @fineandvillage

**Area Map**



**Floor Plans**



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) <b>A</b>			<b>83</b>
(81-91) <b>B</b>			
(69-80) <b>C</b>			
(55-68) <b>D</b>		<b>56</b>	
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	

Environmental Impact (CO <sub>2</sub> ) Rating		Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions			
(92 plus) <b>A</b>			
(81-91) <b>B</b>			
(69-80) <b>C</b>			
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not environmentally friendly - higher CO <sub>2</sub> emissions			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	