

OVERBURY ENTERPRISES



1 Gardens Cottage, Overbury

Rent £1,800 pcm

Deposit £2,075

VIEWINGS STRICTLY BY APPOINTMENT ONLY

A wonderful opportunity to live in this characterful Cotswold stone, four bedroom cottage, set over three floors and a large, part walled garden within the village of Overbury.

Sitting Room with wood burner | Kitchen/Diner | Downstairs WC | 4 Bedrooms
Family Bathroom | Ensuite Shower Room | Large walled garden |
Oil-fired central heating | Off-street Parking
EPC Band E | Council Tax Band E



We offer residential and commercial tenants the opportunity to be part of a vibrant rural community making Overbury and the surrounding villages a great place to live and work.



At Overbury, we are able to offer tenants many advantages such as a friendly and dedicated in-house property team who organise and carry out property repairs and maintenance. The surrounding countryside is managed to a high standard with stunning parkland scenery and access to a large network of footpaths on Bredon Hill. We have a high percentage of self-employed residents in the village and there is a culture of entrepreneurship with a range of businesses operating from within the village. For those interested in working from home or setting up on their own, we have a range of flexible works spaces available and many of our properties are full fibre enabled.

As well as a Primary and Nursery School, the village of Overbury has a Church, Village Hall (hosting a range of classes/clubs such as Pilates, Yoga and a Choir) and active Cricket and Bowls Clubs. This is a vibrant and welcoming community with events organised throughout the year, including the annual Street Market, open gardens and street food evenings. The neighbouring hamlet of Conderton is home to the Conderton & Overbury Community Orchard (COCO) and provides a traditional village pub; the Yew Tree Inn.

Nearby Bredon and Beckford both have village stores. Overbury is well located for motorway and rail access with Birmingham and Bristol Airports also both an hour away by car.

For more information on the village and community, visit www.overbury.org

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		79 C
55-68	D		
39-54	E	49 E	
21-38	F		
1-20	G		

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