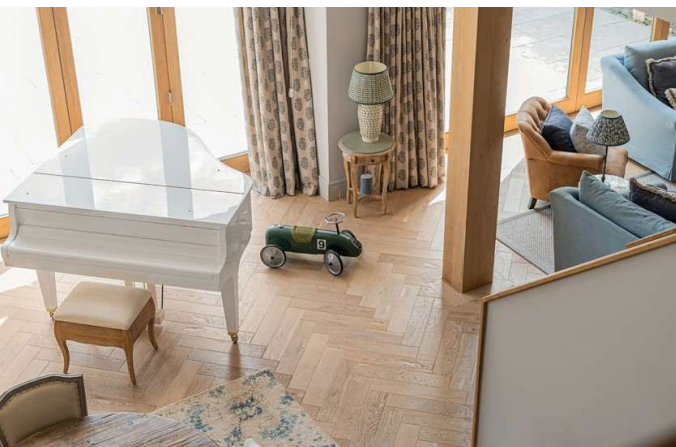




BELMONT BARN

Strawberry Lane, Meysey Hampton, Cirencester, Glos GL7 5HL

MOORE ALLEN
& INNOCENT



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A stunning conversion of a Grade II Listed barn, beautifully redesigned to create an exceptional home with bespoke finishes throughout and ideally positioned in the heart of this highly desirable village. Enjoying an open aspect to the rear, the property benefits from private gardens that provide a peaceful and picturesque setting.

The design thoughtfully celebrates the barn's original architectural character, with the principal living space showcasing a central full-height vaulted ceiling and expansive glazing that floods the interior with natural light.

GUIDE PRICE
£1,675,000



This impressive open-plan area creates a warm and inviting environment, perfect for both entertaining and everyday family living.

At the heart of the home is an extensive fitted kitchen featuring a comprehensive range of integrated appliances and a striking central island offering casual dining space. The kitchen flows seamlessly into the formal dining area, while a dedicated office/home-working space is positioned to the rear. A cosy sitting room, centred around a contemporary wall-mounted fire, provides an intimate retreat within the wider living space.

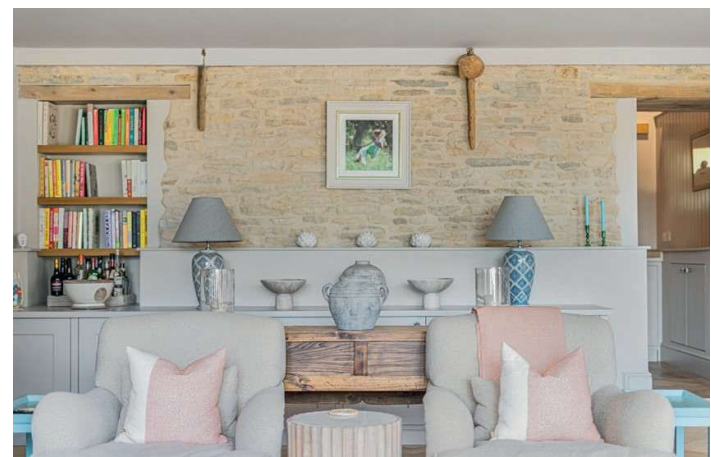
Practicality has been carefully considered, with a well-appointed laundry/utility and boot room ideally suited to modern family life. Adjoining the main house, a single-storey barn-style extension offers excellent flexibility and is currently utilised as an additional bedroom suite complete with kitchenette and living area — ideal for guests, multi-generational living, or independent accommodation. Further benefits include excellent storage throughout and a cloakroom off the entrance hall.

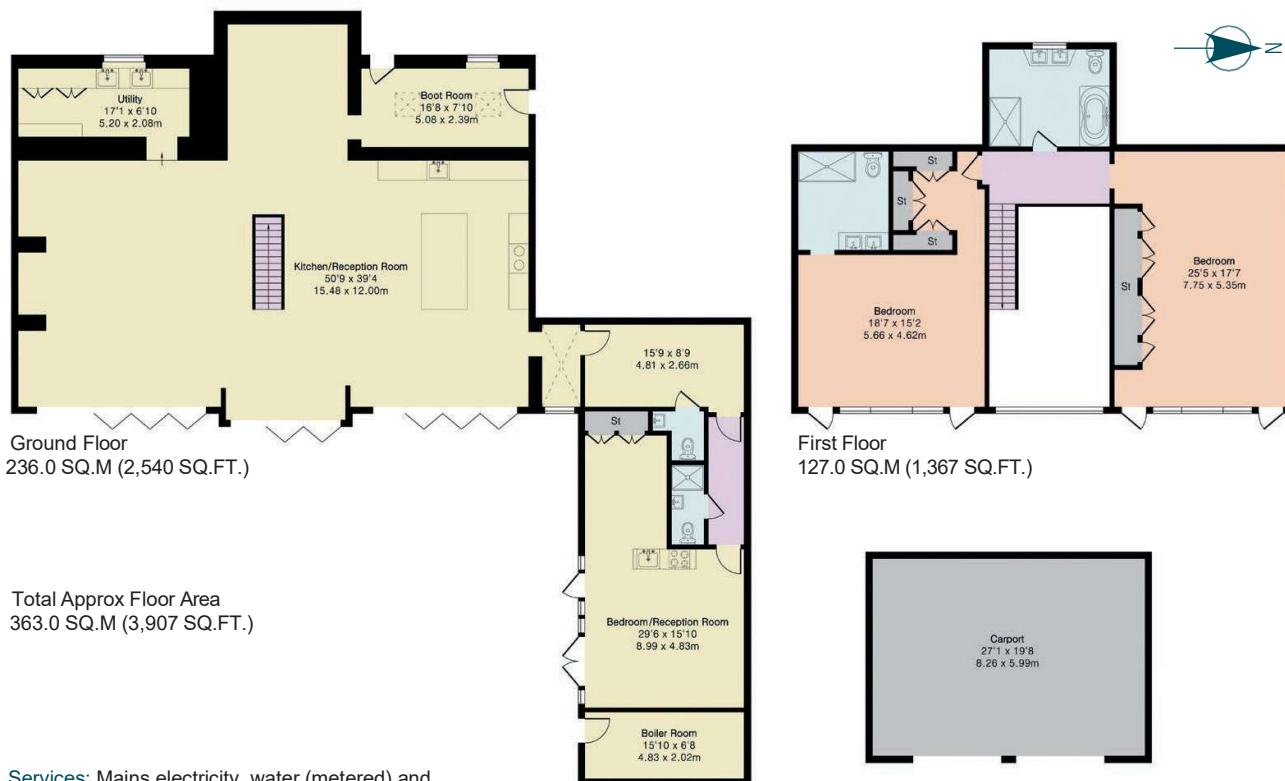
A central staircase rises elegantly from the main living area to two generously proportioned bedrooms, both enjoying built-in storage, ample space for dressing and seating areas, and attractive open views. One bedroom benefits from a stylish en-suite bathroom, while the second is served by a beautifully designed family bathroom.

The outstanding quality and craftsmanship is evident throughout this remarkable home reflecting an exceptional level of attention to detail and considered design rarely found elsewhere.

Externally, secure gated access opens onto a gravel driveway providing ample parking, complemented by a recently completed open-bay double garage and enclosed by estate railings.

Early viewing is strongly recommended to fully appreciate the style, versatility, and quality of this incredible home.





Services: Mains electricity, water (metered) and drainage are connected to the property. Air source heat pump feeding underfloor heating throughout (wet system). Broadband & Mobile signal checker via www.ofcom.org.uk

Outgoings: The property has been placed in Band 'G' for Council Tax purposes; charges 2026/27 £3,848.08.

EPC: C (79).

Local Authority: Cotswold District Council, 01285 623000.

Tenure: Freehold with vacant possession upon completion.

Location: Meysey Hampton is a picturesque village nestled in the Cotswolds, approximately 7 miles east of Cirencester and 2 miles west of Fairford. This charming community boasts a range of amenities, including a highly regarded Church of England primary school, a 13th-century parish church, and the popular Masons Arms pub. Residents enjoy access to the nearby Cotswold Water Park, offering over 100 lakes with

various water and land-based activities. The village's location provides easy access to the market towns of Fairford and Cirencester, which offer a wider array of shopping, dining, and cultural experiences. With its blend of historical significance, community spirit, and proximity to natural attractions, Meysey Hampton offers an idyllic setting for those seeking a tranquil yet connected lifestyle.



DISCLAIMER

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given. Made with Metropix ©2016