

PerryBishop

PROPERTY MADE PERSONAL



Corston, Malmesbury, Wiltshire, SN16 0HJ

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Key Features



4

Bedrooms



2

Bathrooms



3

Receptions

- Beautiful period house with plenty of quirky details
- Hallway with parquet flooring
- Two reception rooms with bay windows
- Recently fitted kitchen with an island
- Large principal bedroom with a bay window
- Barn with plenty of potential to convert
- Attractive well stocked garden
- EPC: F

About the property

Dating back to 1890 this attractive period house was never actually the farmhouse but this does not distract from the versatile rooms and the potential of the stone barn at the rear.

Approached into a striking hallway with parquet flooring and stairs serving to the first floor, quirkily the first set of three stair cases! On either side of the hallway are two reception rooms, both with bay windows and with feature fireplaces.

Storage is not an issue in this house, there are plenty of storage cupboards and a pantry style cupboard on the approach to the kitchen. There is a useful shower room with a white suite. A conversion at the back of the house has created a snug, which would be perfect for a library with a wood burning stove which is within an open fireplace, convenient for both the snug and the family room.

The family room is open plan to the kitchen with double doors ready to throw open into the courtyard and a spiral staircase which leads to a surprising mezzanine floor - perfect as a playroom, teenage den or a study.

The kitchen is modern with integrated appliances and an island

in the centre. The conservatory is large with a solid wooden floor and double doors leading into the garden and courtyard. There is a boiler cupboard which is large a doubles beautifully as an airing cupboard.

On this side of the house there is a staircase which leads up to two bedrooms, both doubles with views to the courtyard. The main staircase leads to a large landing where there is access to one of these bedrooms but also the principal bedroom which has a fabulous bay window with views across the open fields and plenty of wardrobes.

There is a further large bedroom overlooking the front, again with a bay window. The family bathroom has been recently refurbished and provides a bath and separate shower.

Outside there is driveway parking for several cars leading to the rear of the house, with an EV charger. Immediately beside the house is a pretty walled courtyard, a perfect suntrap in which to dine al fresco. Along one side runs a barn, also built in 1890 and formerly the village forge, which is currently divided into three workshops and storage, this could be developed to provide an annexe or accommodation which could be used as a holiday let. The garden is on the other side of the barn and is mainly laid to lawn with mature trees and planting. There is also a front garden either side of a path leading to the front door.

Amenities

Malmesbury, one of the oldest boroughs in England is a thriving historic town situated in an ideal location for easy access to the M4, and within easy reach of Cirencester, Swindon, Bristol, Cheltenham and Bath.

There are a good range of shops including a new, recently opened Waitrose store, hotels, eateries, leisure and sporting facilities, primary and secondary schools in the town, and numerous historical buildings of interest including Malmesbury Abbey and The Market Cross, situated in the heart of the town.

Within the local area a number of places of interest including the world famous Westonbirt Arboretum with 18 thousand



trees and shrubs in some 600 acres of beautiful landscaped grounds.

Additional Information

Additional information that may affect your decision to purchase this property is on our website under the property listing or on request from the office.

This includes: Broadband speed and mobile phone signal, flood risk, and area information.

We also ask our clients about known legal aspects such as rights of way, restrictions, and accessibility information.

Directions

From our office in Tetbury, take the third exit off the roundabout and follow this onto Silver Street, leave Tetbury and drive through Long Newton.

At the first roundabout take the first exit, at the second roundabout take the third exit signposted A429 to Chippenham. Continue on this road, go straight over the next two roundabouts.

On entering Corston the property can be found just after the second lay by on the right hand side.

What3Words: ///workers.drawn.inclines

Services & Tenure

The tenure is Freehold. Mains water, drainage, electricity and oil are connected.

Local Authority

Wiltshire District Council

Council Tax Band: F

Our reference

TET/HP/JK/280225

We'd love to hear from you

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Approximate Gross Internal Area 3187 sq ft - 296 sq m

Ground Floor Area 1882 sq ft - 175 sq m

First Floor Area 1005 sq ft - 93 sq m

Barn Area 300 sq ft - 28 sq m



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ID Checks: Please advise that we charge an admin fee of £25.00 for each individual and £40.00 for a joint purchase when purchasing from us which is payable on a non-refundable basis at the start of the transaction.

Disclaimer: These particulars should not be relied upon as statement or representation of fact and do not constitute part of an offer or contract. The seller does not make or give, nor do we or our employees have the authority to make or give any representation or warranty in relation to this property. We would strongly recommend that all the information we provide about the property is verified by yourself on inspection. We have not carried out a survey nor have we tested any appliances, services or specific fittings at the property. We work with a number of partner companies that pay an average referral fee of £100.00. For specific information please contact your local branch.

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