

JESSICA JAMES
Properties

41 Kingsbury Street, Marlborough, Wiltshire, SN8 1JA
Offers In The Region Of £298,950



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A charming and quirky grade II listed three storey three bedroom Tudor house, one of few remaining after the 1653 fire of Marlborough, lovingly improved and surprisingly well appointed, within a stone's throw of the High Street. Sitting room with open fire and space for the dining table. Lovely kitchen with appliances. Upstairs bathroom with shower. Beautiful main bedroom. Full of original character and charm. No real garden, small shared access courtyard. Please note, the windows do require refurbishment, a quote for these works has estimated £3000 + VAT. Please bear this in mind when considering an offer.

Description

We walk off Kingsbury Street through the front door, straight into a long sitting room with dining area to the rear. It is believed that the building was once a shop and certainly has an impressively large window to the front, exposed timber frame walls with brick infills, open fireplace and staircase turning to the first floor with small storage under. A low door opens into a lovely 'John Lewis of Hungerford' fitted kitchen with old English cream storage units and soft cream silestone worksurfaces over. Two inset ovens one with built in microwave, dishwasher and induction hob. Under hung sink, deep storage drawers, space for fridge freezer and cupboard housing the gas combi boiler for the central heating and plumbing for a washing machine. Limestone floor with under floor heating. Window overlooks the rear courtyard, door to the hidden shared side access and overhead velux window filling the room with light from above.

Situation

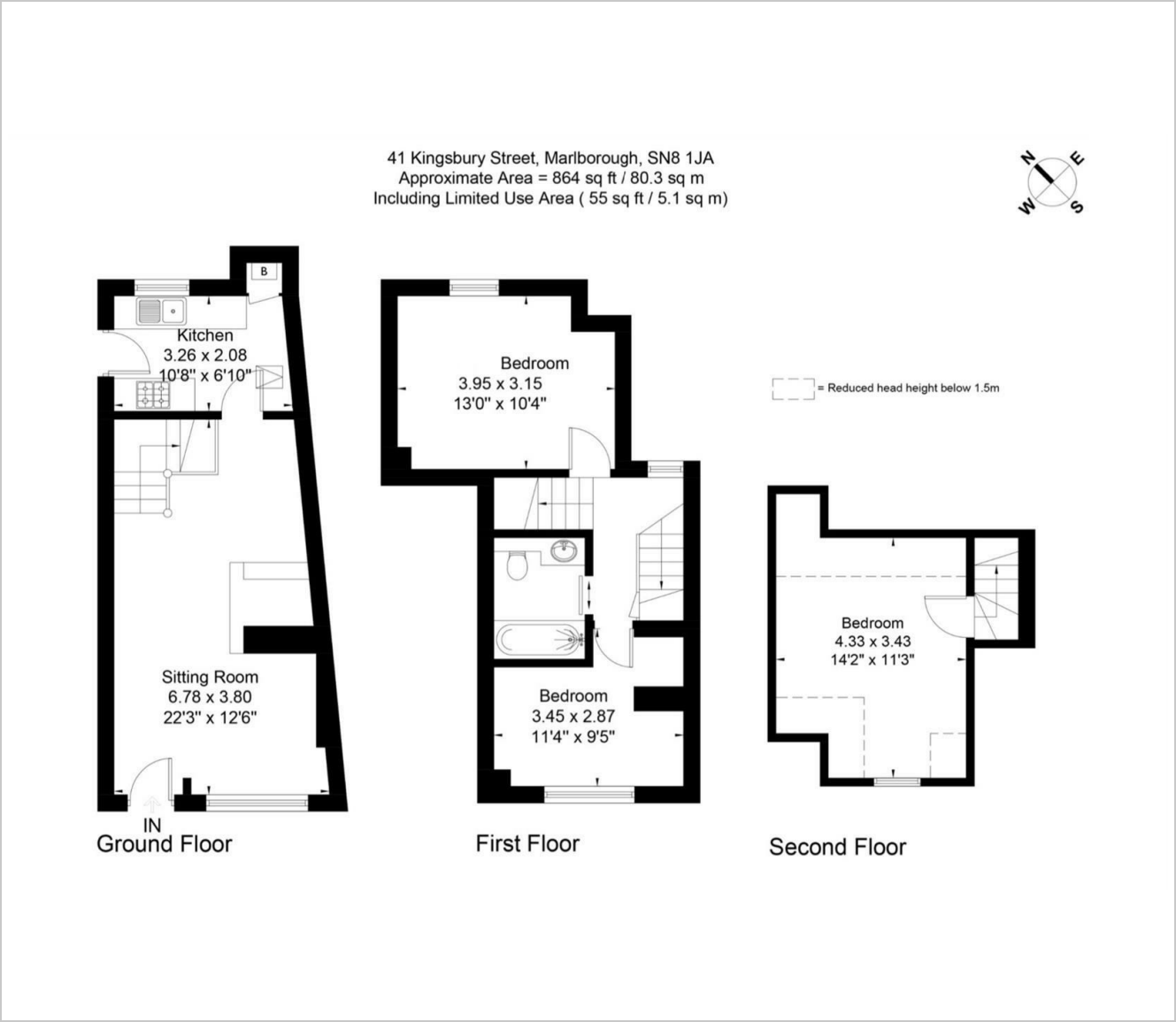
Up the staircase to the first floor, but before we get there a door on the left opens into a vaulted double bedroom with window to the rear, onto the landing with window to the rear, staircase rising to the main bedroom and storage under. To the right is a lovely compact high quality bathroom with shower, straight on into a good sized single bedroom which could accommodate a double bed (but someone would have to climb over to get to the other side!), or dressing room for the main bedroom above, space for wardrobe and fireplace recess. Finally up the staircase into a beautiful vaulted main bedroom, with exposed beams. Utterly charming. The windows are due to be refurbished as soon as the weather allows!

To the rear is a courtyard, with shared access for 3 other adjoining cottages and shared path leading to a hidden front access. Space for a couple of chairs, bike storage and room for the usual recycle boxes etc. Unrestricted parking is available nearby with private parking available via the local council, which is chargeable.

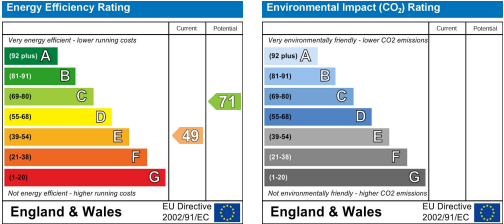
Council Tax Band: C



Floor Plans



Energy Performance Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

Viewing

Please contact our Jessica James Properties Office on 01793 875324 if you wish to arrange a viewing appointment for this property or require further information.

Contact us

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