



15 Kingsbury Street, Marlborough

Offers Over **£475,000**

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15 Kingsbury Street

Charming Victorian property with modern touches and character features – Tucked away just off Kingsbury Street, this beautifully presented Victorian semi-detached house offers the perfect blend of period charm and modern convenience. Set behind a south-west facing landscaped garden, this delightful home is screened from the road by mature hedging and features a lush lawn, established shrub borders, and attractive grey slate chippings.

Upon entering the property, you're greeted by striking floor tiles that immediately set the tone for the character and charm within. The elegant sitting room is bathed in natural light, showcasing the original wooden floorboards and a beautiful feature fireplace. Tastefully decorated in neutral tones, the space retains its period charm while feeling fresh and inviting.

To the rear, a spacious and thoughtfully designed kitchen/dining room provides the ideal setting for family meals and entertaining. The kitchen includes ample storage, a fridge freezer, double range gas cooker, and oven. Clever built-in bench seating adds charm and practicality, offering storage and a cosy dining area. A separate practical utility room and a modern cloakroom/WC, both tiled for easy maintenance, complete the ground floor. A rear door leads out to a pretty private courtyard garden, complete with a patio dining area, large storage shed, and convenient side access.



Upstairs, the carpeted first floor landing leads to four well-appointed bedrooms, including a generous principal bedroom with fitted wardrobes. A further double bedroom and two single rooms provide flexible accommodation, ideal for families or those working from home. The re-fitted family bathroom features a shower over the bath, heated towel rail, and contemporary tiling.

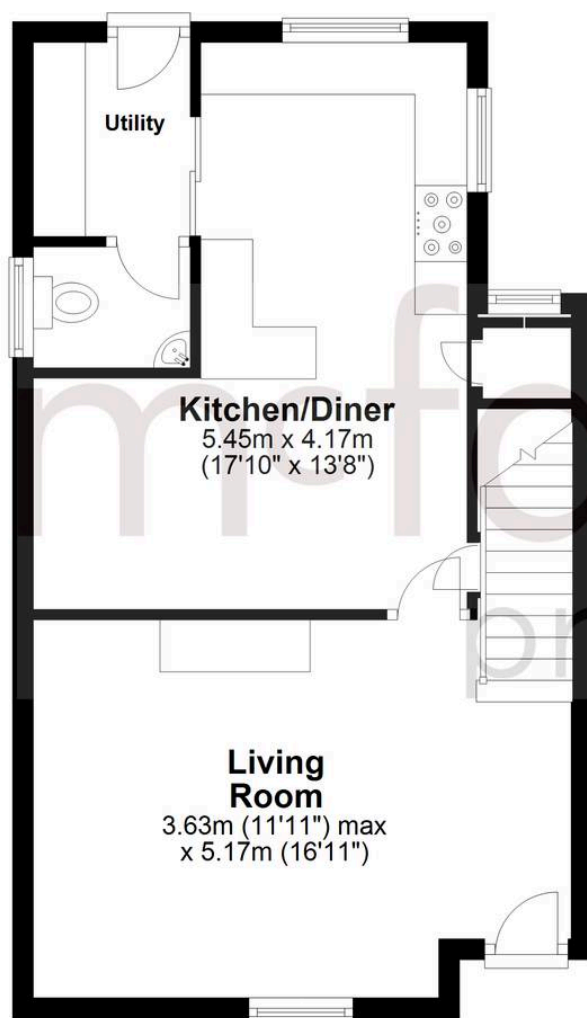
Additional benefits include gas central heating, a mix of uPVC double-glazed windows, and side access from front to rear. This charming home offers character, comfort, and a peaceful yet convenient location – an ideal property for those seeking a stylish yet timeless place to call home.

- NO CHAIN
- Four Bedrooms
- Close to High Street and Marlborough Common
- Character Features
- Landscaped Garden and Courtyard
- Presented throughout with neutral décor



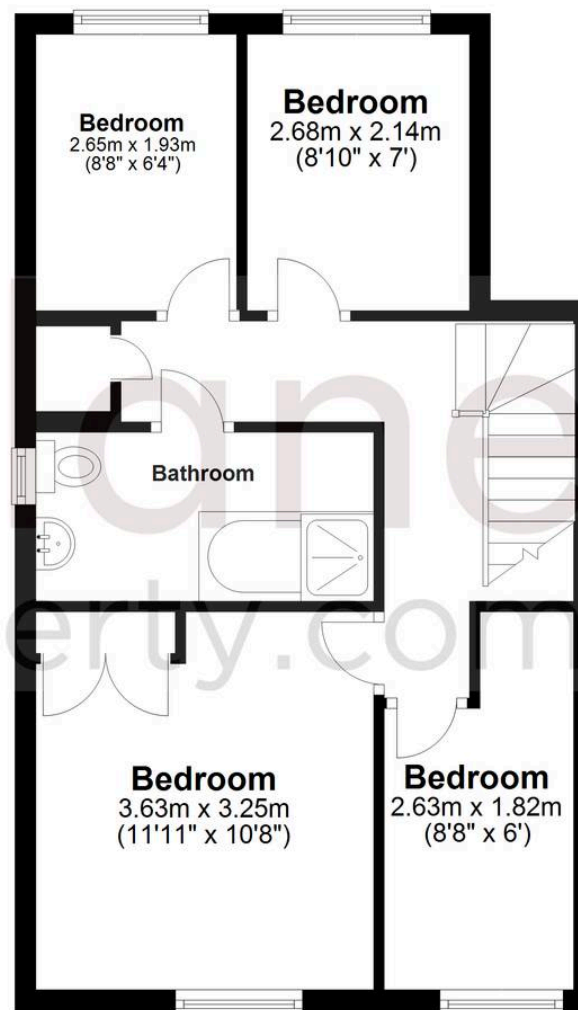
Ground Floor

Approx. 44.1 sq. metres (474.5 sq. feet)



First Floor

Approx. 44.3 sq. metres (477.3 sq. feet)



Total area: approx. 88.4 sq. metres (951.8 sq. feet)

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