



Beckside


Wick, Bristol





**Knight
Frank**

A characterful two/three bedroom linked period home, in a semi-rural position within the village of Wick.

Bath City Centre 6 miles, M4 (J18) 6 miles, Bristol City Centre 9 miles.
(Distances are approximate).


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Summary of accommodation

The House

Ground Floor: Entrance Hall | Living room | Kitchen/dining room | Conservatory
Double bedroom/snug | Double bedroom | Shower room

First Floor: Double bedroom | Bathroom

Outside

Gardens | Garage | Parking

In all approximately 0.70 acres.



Situation

The property is conveniently situated between Bristol and Bath, on the lower slopes of the Cotswolds.

The village has several shops, a pub The Rose & Crown (roughly a five minute walk from the property), a village hall, sports ground and a primary school; in addition to the picturesque village of Doynton which is close by with the welcoming pub The Cross House, and a thriving community.

The picturesque Golden Valley is well known for walking, bird watching and equestrian activity and adjacent Wick Quarry (which is in the process of being decommissioned and converted into a nature reserve) is also a haven for wildlife. The National Trust’s Dyrham Park is also close by.

Bath and Bristol both offer a wide range of shopping, cultural and recreational facilities, and an excellent choice of schools within easy reach.



The House

Beckside occupies a peaceful position, nestled in a little valley in the countryside, whilst being within easy reach of Bath, Bristol and M4 J18.

The property has not been available for sale for over 40 years and needs modernisation and renovation throughout, but it presents a wonderful opportunity for someone to create their forever home.

The property was converted from old stables which were formerly part of Old Manor Farmhouse until 1995.

On the ground floor from the spacious entrance hall is the dual aspect living room with wood burner, arched windows, and a central arch leading through to the kitchen/dining room with vaulted ceiling. Beyond this is the conservatory. Also on the ground floor is the snug or double bedroom with open fire, a further double bedroom and a shower room. On the first floor is a larger double bedroom with en suite bathroom.



Outside

The property is approached through large double wooden gates onto a sweeping shared driveway, leading down to a private driveway where there is parking, in addition to the single garage.

The mature grounds comprise entertaining terrace, lawns and a magical area of woodland.

Property Information

Method of Sale: We are advised that the property is Freehold.

Services: We are advised mains electricity and water. Private drainage (sewage treatment plant which conforms to current regulations). Oil fired central heating.

Local Authority: South Gloucestershire Council
www.southglos.gov.uk

Council Tax: Band F

EPC: F

Guide Price: £750,000

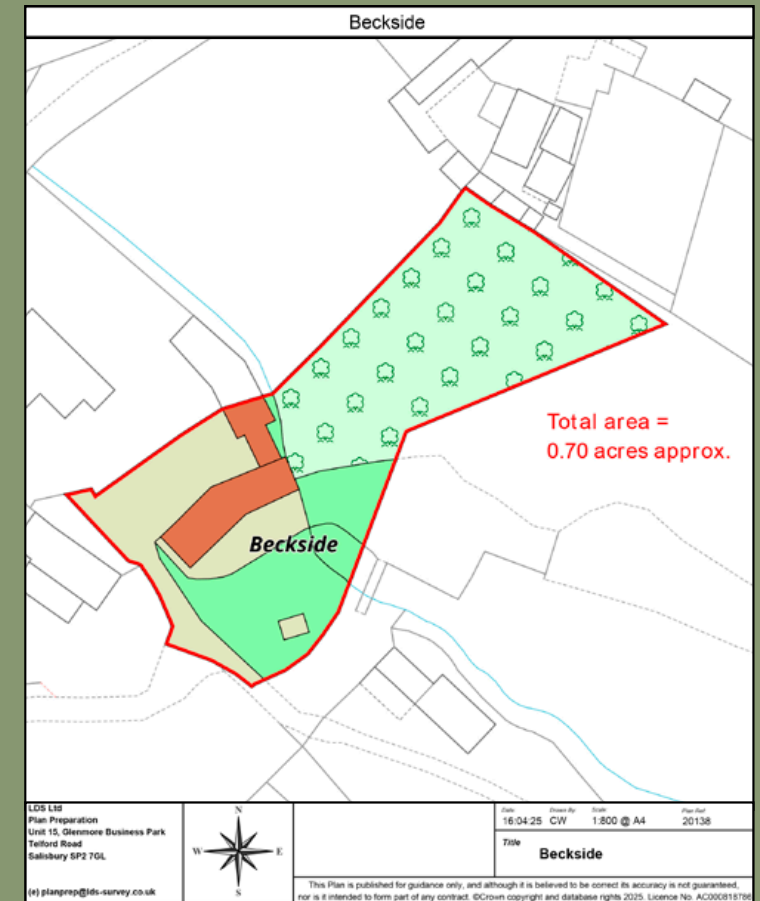
Postcode: BS30 5RG

what3words: ///picked.amount.hogs

Viewings: All viewings strictly by appointment only through the vendor's selling agents, Knight Frank LLP.

Approximate Gross Internal Floor Area
Including areas of restricted height, excudes eaves
Main House: 189 sq.m / 2,034 sq.ft
Garage: 17 sq.m / 182 sq.ft
Total: 206 sq.m / 2,216 sq.ft

This plan is for guidance only and must not be relied upon as a statement of fact. Attention is drawn to the important notice on the last page of the text of the Particulars.



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Fixtures and fittings: A list of the fitted carpets, curtains, light fittings and other items fixed to the property which are included in the sale (or may be available by separate negotiation) will be provided by the Seller's Solicitors.

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Particulars dated May 2025. Photographs and videos dated April 2025.

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