



7 Home Close, Wroughton - BS40 5PX

Guide Price **£580,000**

7 Home Close

Wrington, Bristol

A well-presented four/five bedroom detached family home, tucked away in a quiet and popular cul-de-sac, enjoying far-reaching views. With a south-facing garden, double garage, and versatile accommodation, it also offers easy access to Bristol and beyond.

Council Tax band: F

Tenure: Freehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: C

All mains services

- Approx 1,748 sq ft (inc. garage) of flexible accommodation
- 4/5 Bedroom modern detached house
- Delightful cul-de-sac position just above the village school
- Double garage and driveway parking
- Versatile accommodation with living room, dining room, study and kitchen
- Plenty of scope to reconfigure the floorplan
- Two bathrooms plus ground floor cloakroom
- Delightful south facing garden and excellent far-reaching views from many rooms
- NO ONWARD CHAIN
- Easy access to Bristol Airport, M5 and mainline railway services (London from 112 mins)

All distances/times approx.







7 Home Close

Wrrington, Bristol

7 Home Close is a 4/5 bedroom detached family home which occupies a lovely position within this quiet and popular cul de sac in the heart of the popular village of Wrrington. Inside, the home is filled with natural light and offers flexible living across three levels. It also offers a lovely private south facing garden, a double garage and ample driveway parking which together with its close proximity to the local village amenities makes it an ideal family home.

The property is set behind a neat lawned front garden with a smart tarmac driveway to the side leading to a double garage.

A welcoming front door leads into the house on the hall floor level where there is a useful home office/study or perhaps an occasional bedroom and stairs that descend to the living areas and rise to the property's four bedrooms.



Stairs to the lower ground floor lead to a spacious hallway with a cloakroom and storage cupboard. To the right is a delightful triple-aspect sitting room, beautifully bright with French doors opening onto the sunny rear garden. An elegant minster style fireplace adds a cosy focal point, making this a relaxing and inviting space throughout the seasons.

Adjacent to the sitting room is a second reception room, currently used as a formal dining room, also enjoying views over the garden through a south-facing window. The kitchen has an extensive range of Beech-effect wall and base units, sleek black countertops, and a matching breakfast bar. A stone-effect tiled

splashback complements the contemporary finish. Integrated appliances include a double oven, hob with extractor, fridge, and freezer, with space for a dishwasher, washing machine, and tumble dryer. A side door provides direct access to the garden, and a sunny aspect makes this room a bright and practical hub of the home.

There is excellent potential, subject to the necessary permissions, to open up the kitchen and dining room to create a striking open-plan space.

Upstairs, the top floor has four bedrooms and a family bathroom. Two generous double bedrooms enjoy fantastic views to the rear, including the principal bedroom which benefits from a well-appointed en-suite shower room. Of the remaining two bedrooms, one overlooks the rear garden and the other enjoys a peaceful position at the front. The family bathroom completes the accommodation, fitted with a modern three-piece suite and a shower over the bath.

Outside

The rear garden is a particular highlight, with a glorious south-facing aspect and a high degree of privacy, bordered by mature hedging. A paved patio just outside the sitting room offers the perfect setting for summer dining and entertaining. A side passage leads to an additional, practical section of garden – ideal for a rotary dryer or garden shed.

Location

Wrington is well known for its excellent facilities and amenities including a primary and playschool with secondary schooling available at nearby Churchill, which also has a modern sports complex. There are also private schools in Bristol, Sidcot, Chew Magna and Wraxall. The village is situated approximately 11 miles southwest of Bristol, with easy access to the M5 at Clevedon and St Georges (J20 and J21). Bristol International Airport is within 4 miles and access to a mainline railway station at Yatton is also within 4 miles with journey times to London Paddington from just 112 mins. The surrounding countryside is designated an Area of Outstanding Natural Beauty and provides many opportunities for outdoor pursuits including sailing, riding and walking.



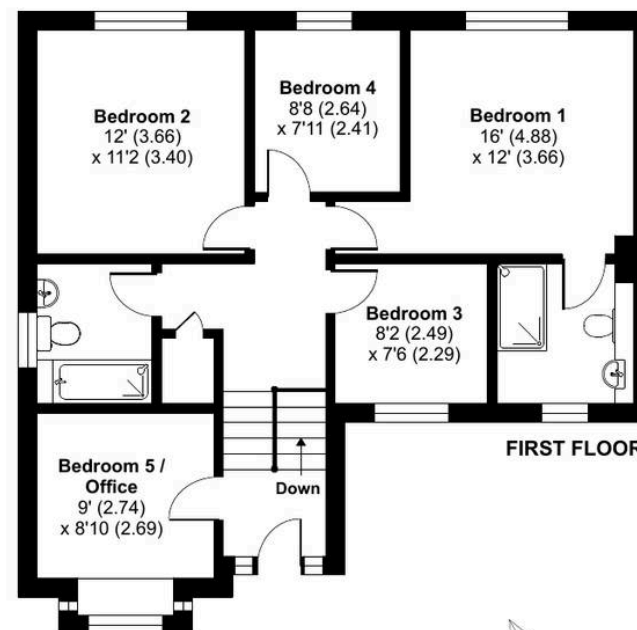
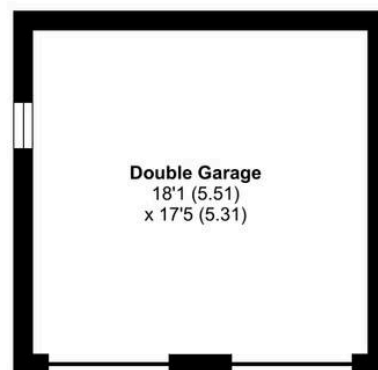
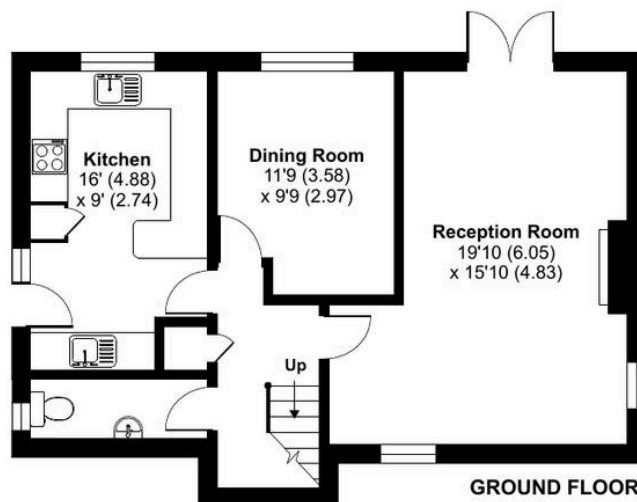
Home Close, Wrington, Bristol, BS40

Approximate Area = 1436 sq ft / 133.4 sq m

Garage = 312 sq ft / 29 sq m

Total = 1748 sq ft / 162.4 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2025. Produced for Robin King LLP. REF: 1267980

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