



📍 Chilsbury House Eastwell Road, Potterne Wick, Wiltshire, SN10 5QQ

🔗 Offers In Excess Of £980,000

A beautifully appointed 5 bedroom family home set in an elevated position with fabulous rural views, a self contained annex and gardens/grounds amounting to c.2.15 acres.

- 5 Bedroom Detached Home
- Superb Self Contained Annex
- Wonderful Gardens & Paddock To The Side
- Approximately 2.15 Acres In Total
- Incredible Far Reaching Views
- Bespoke Kitchen + Additional Utility Room
- Great Reception Space
- Underfloor Heating To Annex
- Ample Private Parking
- Garage & Workshop

🏠 Freehold

🏠 EPC Rating D



A superb house with 2.15 acres, incredible views and a beautiful 1 bedroom self contained annexe.

The main house offers a great balance of bedrooms to reception space with 4 to 5 double bedrooms (depending on the use a ground floor room as either a bedroom or a study). The long hallway with downstairs cloakroom off leads to a 31ft triple aspect kitchen / dining room with 'Artisans' travertine flooring and a bespoke kitchen with granite worktops. It is well equipped with an American style fridge/freezer, and a 'Neff' double oven, a Bosch steam, oven and 5 ring hob. A generous utility room is set off the kitchen and has a Belfast sink, Dutch dryer and the oil-fired boiler. The large sitting room features a Bath stone 'Minster' fireplace with log burner and two sets of double doors into a fabulous orangery/conservatory. A half landing with large bay window is an ideal spot to sit and enjoy the far-reaching views. Set off the spacious landing are four double bedrooms and a family bathroom. The main bedroom is a good size with open views and an en suite shower room with double width walk-in shower. Alongside the main house is a superb self-contained detached annex, finished to a high specification. The accommodation comprises a sunny south facing sitting room, a modern kitchen/dining room, a stylish wet room, and a double bedroom. Alternate use as guest accommodation and an office. A storeroom to the rear offers potential to make another bedroom or a garage. There is ample parking, a newly built detached timber garage and a large workshop. The wonderful mature gardens are to the both front and rear, as well as a productive orchard, vegetable plots and established beds. To the side is a paddock ideal for sheep or ponies, with 3 stables and a tack room.

Situation

This well-appointed detached home is set in an elevated position with commanding views over the surrounding countryside. Potterne Wick is a hamlet on the edge of the village of Potterne; a popular Wiltshire village with various local amenities including a convenience store, a public house and a Church. Potterne is situated about 2 miles south of Devizes, a thriving market town with a wider range of shopping and entertainment facilities, a leisure centre, and schools. The larger centres of Bath, Swindon and Bristol are all within easy commuting distance. Marlborough, Salisbury Plain and the Vale of Pewsey are all within a short distance, providing magnificent countryside and walking. Mainline railway links run to London (90 minutes), with easy access to the M4 and M3 motorways and regional and national airports, Bristol (50 minutes), Heathrow (80 minutes).

Property Information

Council Tax= Band G (house) & A (annex)

Services: Oil fired central heating in the main house, (underfloor to conservatory). Oil fired underfloor heating in annex. Solar panel and photovoltaic panels on very good feed-in tariff. Mains drainage.

EPC Ratings: House= C & Annex= C

The house and annex both have good broadband connections.

Agents Note: There is a public footpath running down the far side of the paddock.

Directions

Leave Devizes on the A360 towards Salisbury and continue through the village of Potterne. Follow this road around the left-hand bend and the property is found a short distance up a single track in an elevated position, through a bar gate.



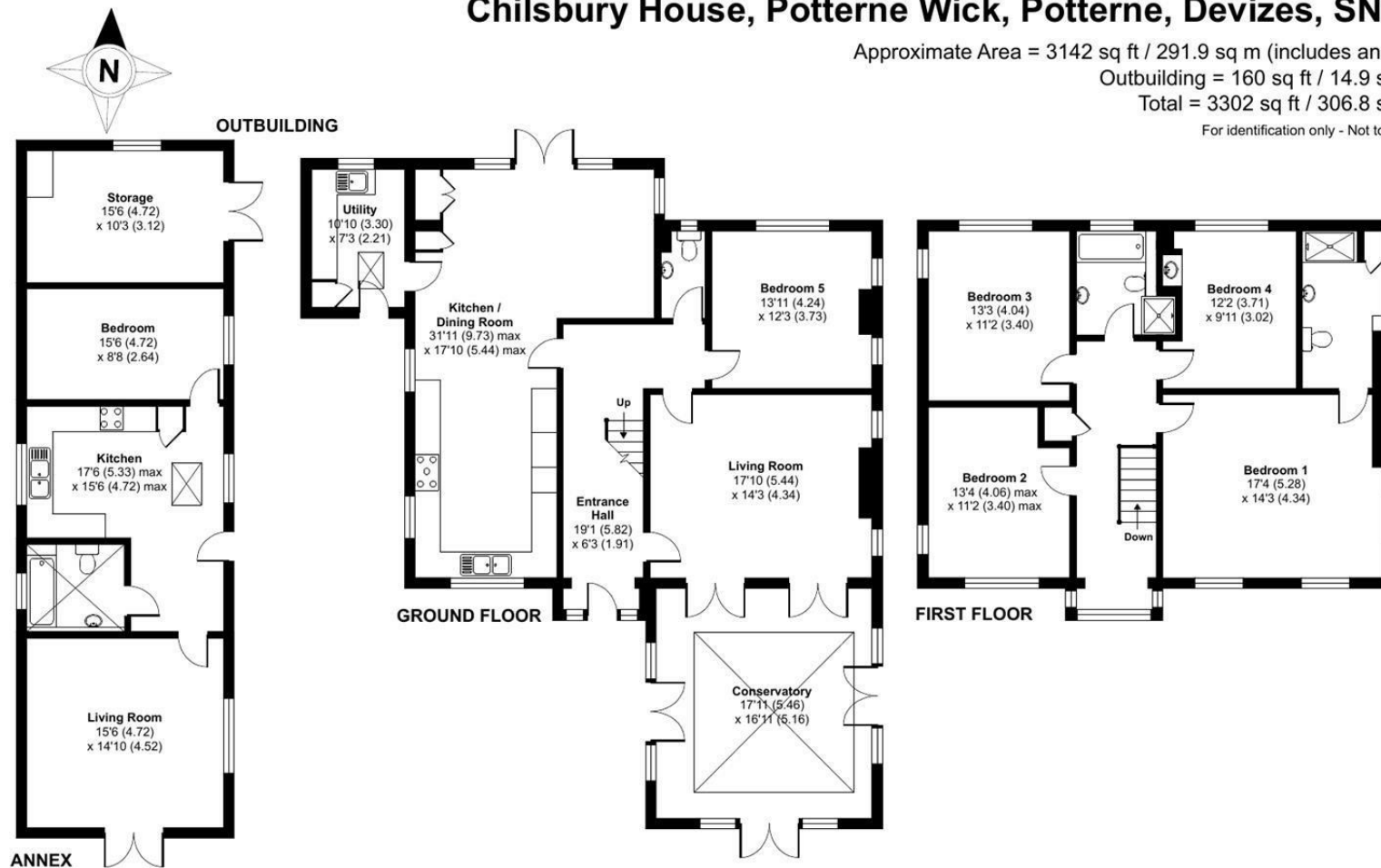
Chilsbury House, Potterne Wick, Potterne, Devizes, SN10

Approximate Area = 3142 sq ft / 291.9 sq m (includes annex)

Outbuilding = 160 sq ft / 14.9 sq m

Total = 3302 sq ft / 306.8 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nitchecom 2020. Produced for Strakers. REF: 608837

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