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ESTATE AGENT

Beech House, 49 Woodmarsh, North Bradley, BA14 0SA.

Guide price: £570,000

“Beech House” is a handsome village home with much potential. Four/five bedrooms, three receptions, kitchen breakfast room, gardens, garage and driveway parking. A rare opportunity to renovate & remodel a large period home. Offered chain free.

The ground floor has a generously proportioned entrance hall with the first of two staircases to the first floor. There are three separate reception rooms, two at the front and the third looking over the garden. The large kitchen breakfast room also looks over the garden and adjoins the utility room to the side of the house alongside the cloakroom and two walk through store areas linking the front and rear gardens. Upstairs a central landing leads to all five bedrooms. One of these is currently a study area with a staircase to the kitchen which could be removed to create a fifth bedroom. There is a bathroom and an ensuite. The totally enclosed rear garden is mostly lawn with planted borders and attractive high red brick boundary walls. There is an added extra dimension to the garden in the form of an orchard to be found through a side gate, great for veggies, play area, or “wilded” patch – you decide! Lastly we find a large detached garage & driveway parking.

Found on the southern fringes of Wiltshire’s county town, North Bradley is a village with a thriving community. There is a primary school and village hall . There are a host of facilities and amenities including a train station, supermarkets and a multi-screen cinema complex available in Trowbridge close by. There is good walking nearby through the beautiful Wiltshire countryside. There are good commuter transport links as the A363 and A350 pass close to the edge of the village, allowing access to the M4 via Chippenham and the A303 and A36 to the south; there is a fast direct train to London from Westbury. Georgian Bath offers city centre shopping, entertainment and nightlife just a short train ride away.

- Character village home
- Long kitchen/breakfast room
- Four/five bedrooms, one with ensuite
- Detached garage & driveway parking
- Three separate reception rooms
- Attractive grounds & former orchard





Village home with bags of character & potential

Impressively flexible living spaces

Super gardens, garage & driveway parking

