



📍 2 Ron Golding Close, Malmesbury, Wiltshire, SN16 9XR

🏠 Guide Price £550,000

A thoughtfully extended four bedroom detached family home with stunning open plan living space.

- Wonderful Detached Home
- Thoughtfully Extended
- Immaculate Throughout
- Magnificent Open Plan Living Space
- Stunning Kitchen/Breakfast/Family Room
- Kitchen With Central Island
- Four Bedrooms + En Suite
- Landscaped Rear Garden
- Cul De Sac Setting
- Popular Reeds Farm

🏡 Freehold

🏠 EPC Rating D



An internal viewing is strongly recommended to appreciate this beautifully presented four bedroom detached family home which stands in a cul de sac setting amid delightful gardens. The current owners have carried out a number of significant improvements in recent years to an exceptionally high standard, which include a substantial and thoughtfully designed ground and first floor extension creating magnificent open plan living and dining space. The ground floor comprises an entrance hall, double aspect sitting room with open fireplace and a useful cloakroom. A door from the hallway open into a stunning kitchen/breakfast/family room complimented by a range of integrated appliances and a central island. The first floor boasts an impressive master bedroom with en suite shower room, three further generous bedrooms and a spacious family bathroom. Bi-folding patio doors from the kitchen open onto a large Indian Sandstone patio which extends to the full width of the property. The garden is laid to lawn with adjacent barked beds and is enclosed by a fenced boundary. A driveway to the front provides off street parking space.

SITUATION

The property stands in a delightful cul de sac setting allowing easy access to the town and all local amenities. The hilltop town of Malmesbury is officially recognised as England's oldest borough. Situated on the edge of the Cotswolds, surrounded by two branches of the River Avon, it boasts buildings of golden Cotswold stone and beautiful river walks. Famous for its ancient Abbey and elaborate 15th century Market Cross, the town may well have history round every corner but is also bursting with life, enjoying excellent independent shops, a Waitrose, charming cosy pubs, friendly cafes, regular farmers' markets and a busy local events schedule. The establishment of the Dyson design and development headquarters on the edge of the town means that Malmesbury is now a centre for technical innovation, allowing the town to truly describe itself as both ancient and modern. Malmesbury is five miles north of the M4 (Junction 17) so within easy commuting distance of Bristol, Bath and Swindon. London is approximately 1½ hours away by car or train.

PROPERTY INFORMATION

Tenure: Freehold

EPC Rating: D

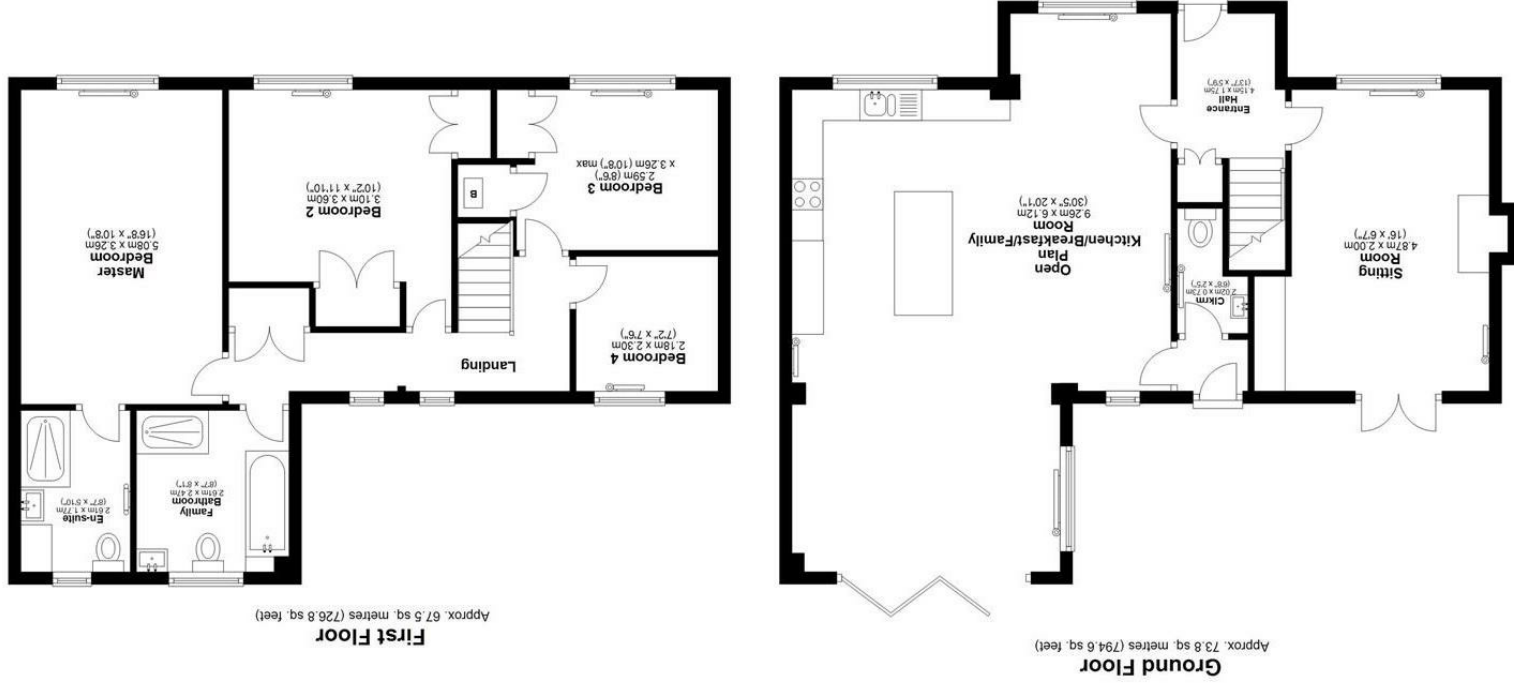
Council Tax Band : D

Mains water, gas and electricity



Disclaimer: These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property. All measurements and distances are approximate only. Your home is at risk if you do not keep up repayments on a mortgage or other loan secured on it.

Total area: approx. 141.3 sq. metres (1521.4 sq. feet)



Ground Floor
Approx. 73.8 sq. metres (794.6 sq. feet)

First Floor
Approx. 67.5 sq. metres (726.8 sq. feet)