






MEADOW COTTAGE

Ogbourne St George, Wiltshire



A CHARMING COTTAGE SITUATED IN A PEACEFUL, PRIVATE SETTING AND WITH WONDERFUL VIEWS

Meadow Cottage is a delightful and well-presented period property
with pretty garden and pool

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Local Authority: Wiltshire Council
Council Tax band: G
Services: Mains water and electricity. Private drainage and oil heating with bottled gas for hob. Heat exchanger for pool
What3words: flag.volunteered.engage
Post Code: SN8 1SU
Reference: RMCW/ HNG012229271



LOCATION

Meadow Cottage is privately located at the end of a long drive and situated on the edge of Ogbourne St George, a popular village on the edge of the Marlborough Downs. The surrounding countryside is designated an Area of Outstanding Natural Beauty and provides superb riding and walking opportunities. The popular market town of Marlborough is a short drive and has a weekly market and a Waitrose. The commercial centre of Swindon is about 10 miles away and offers a wider selection of shops and leisure facilities. Trains to London Paddington are available from Great Bedwyn and Swindon with Junction 15 of the M4 motorway providing fast access to London, Heathrow and the West Country. There are good schools in the area, both state and independent including St Johns, Pinewood, Marlborough College and Dauntsey's.

Marlborough 3.5 miles, M4 (J15) 5 miles, Swindon 10 miles (London Paddington from 50 minutes), Great Bedwyn 10 miles (London Paddington 70 minutes), Hungerford 14 miles. Distances and times approximate.

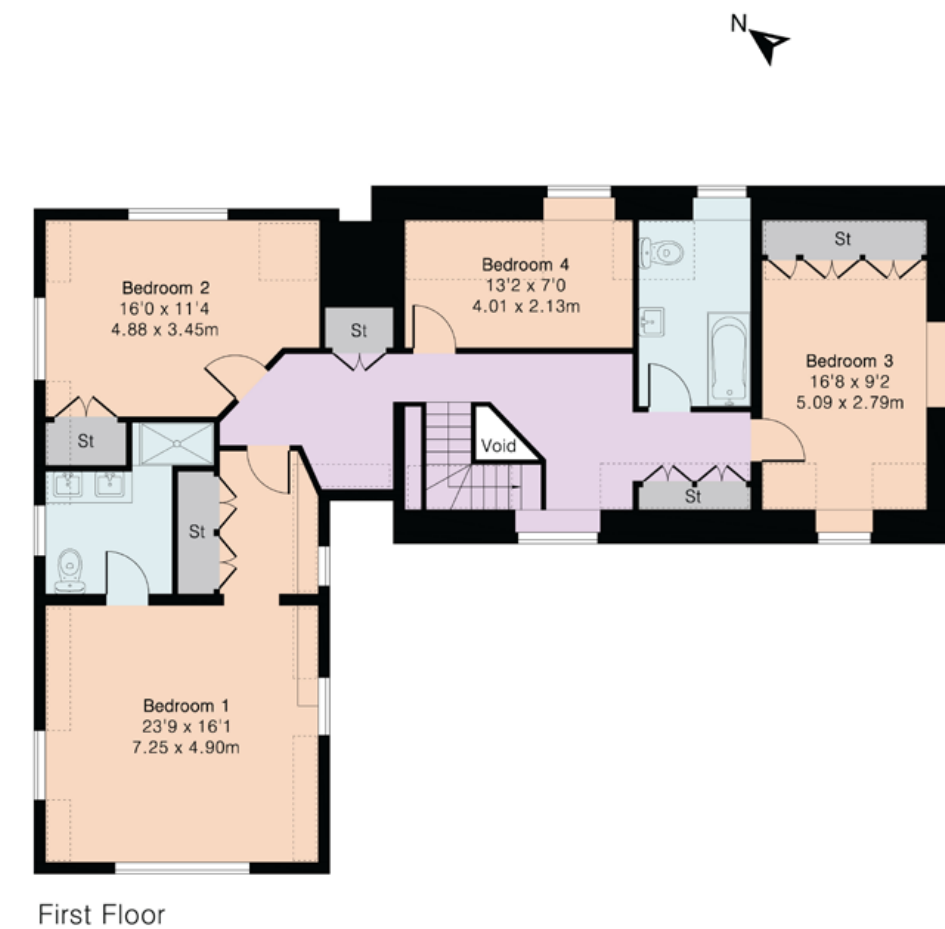


THE PROPERTY

Meadow Cottage is a tastefully presented property which has been updated and modernised to a high standard. The rooms are light and spacious with good ceiling heights and enjoy wonderful south facing, rural views over farmland. There is a fantastic kitchen/breakfast room with central island, granite work surfaces and doors leading to an impressive garden room. The double aspect sitting room has an open fire with the adjacent study having a door into the garden. The delightful main bedroom has a bathroom with shower and can be accessed via a lift in the boot room. This attractive cottage sits well within its plot and is part bordered by a wall. The beautiful mature garden is mainly laid to lawn with a sheltered outdoor heated endless pool. There is a greenhouse, pond, shed/pool house and an irrigation system. French windows from the garden room lead up to a sheltered terrace with electric blind, providing excellent outdoor entertaining space. The property is approached off a small village lane with a drive, bordered by the River Og, leading to a gravel parking area and carport with shed. A bridleway runs down the drive, however there is no access over the field.



Approximate Gross Internal Area = 242 sq m / 2604 sq ft
Ground Floor Area = 134 sq m / 1422 sq ft
First Floor Area = 108 sq m / 1162 sq ft



This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID767266)

We would be delighted
to tell you more.

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