



High Street, Cricklade – SN6 6DD

Wiltshire

Guide Price **£440,000**

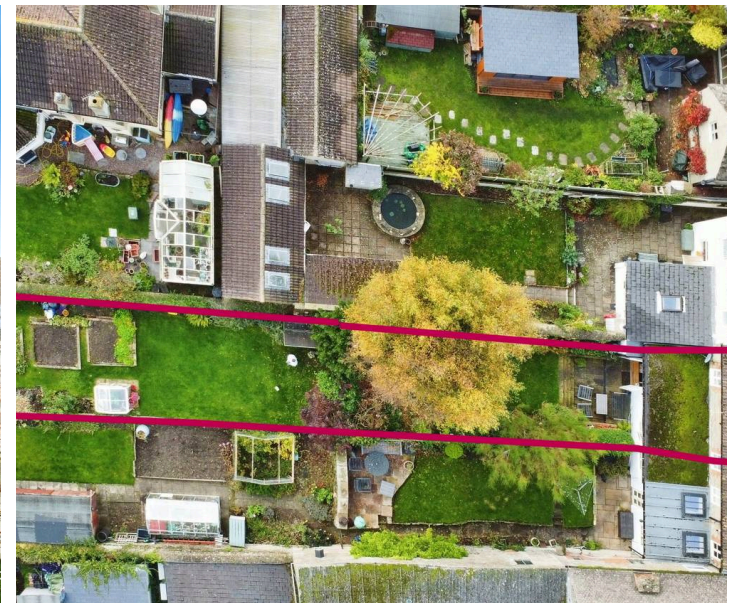
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High Street

Former Market Town of Cricklade

- Stone Built Town House In High Street
- Improved and Updated
- Extensive Rear Gardens
- Signature Kitchen Dining Room
- Accommodation Over Three Floors
- Three Bedrooms
- Separate Living Room

Rare Opportunity to purchase a stunning Grade II Listed stone townhouse in Cricklade High Street with a signature kitchen/dining room and mature rear garden. 3 bedrooms, living room, utility, and bathroom. Beautiful patio area. Contact McFarlane Cricklade for viewing. 01793 751 044.



High Street

Former Market Town of Cricklade

Cricklade is a historic former market town in North Wiltshire and ideally placed for the neighbouring A419. Cricklade is also known as the first town on the Thames and boasts a bustling high street with a variety of amenities. The nationally renowned North Water Meadow is close by with the snake headed fritillaries that bloom annually. This has been classified as a SSSI & NNR (Site of Special Scientific Interest & National Nature reserve).

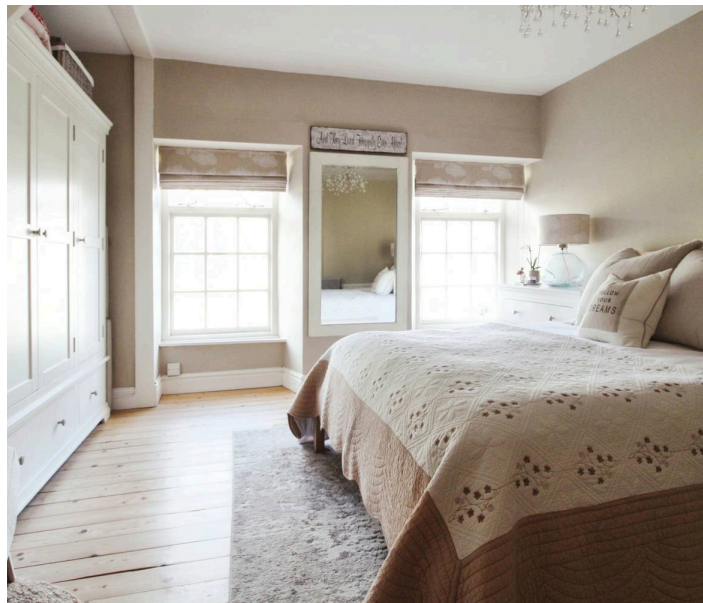
Council Tax band: E

Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: D

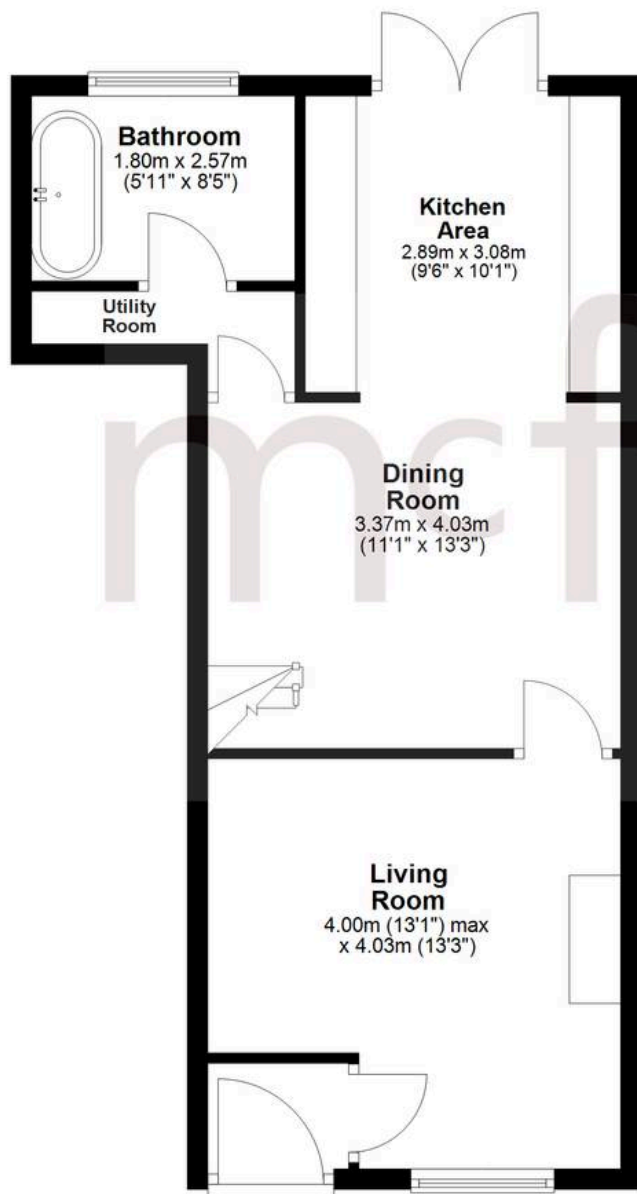
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Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.

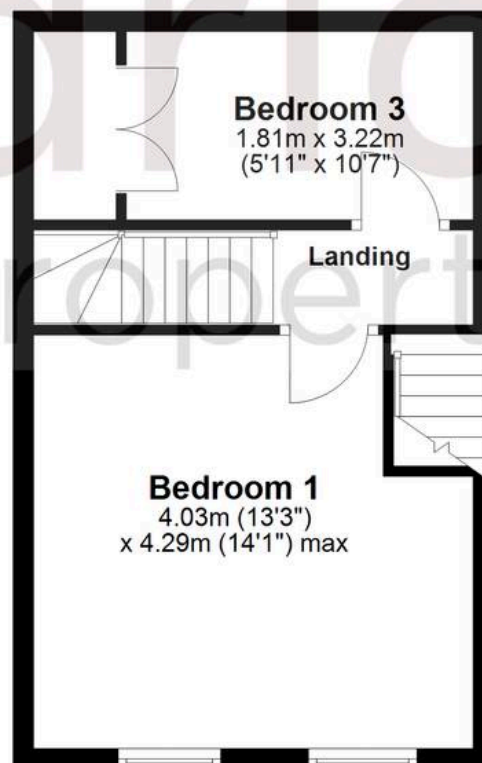
Ground Floor

Approx. 46.3 sq. metres (498.4 sq. feet)



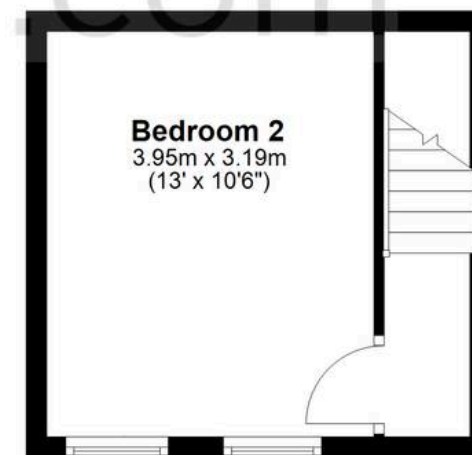
First Floor

Approx. 31.3 sq. metres (336.7 sq. feet)



Second Floor

Approx. 16.3 sq. metres (175.7 sq. feet)



Total area: approx. 93.9 sq. metres (1010.7 sq. feet)