



LAVENDER COTTAGE
MILTON LILBOURNE

BREARLEY & RICH
ESTATE AGENTS

Lavender Cottage, Milton Lilbourne, Wiltshire, SN9 5LQ

M4 (Junction 14) Approximately 18 miles; Marlborough 7 miles; Rail link to London Paddington from Pewsey (2 miles) in approximately 1 hour.

A beautifully presented semi-detached modern built 2014 thatched cottage that combines modern living with character features. The property is located in a pretty and highly desirable village within a short distance of Pewsey with its many shops and amenities as well as a rail link to London Paddington.

* Village location * Entrance hall * Sitting room * Open plan kitchen/dining room * Cloakroom * Master bedroom with ensuite shower room * Double second bedroom and good size third bedroom * Family Bathroom * Single garage and parking * Pretty and private garden.



Milton Lilbourne

This highly desirable and picturesque village designated as being in an area of outstanding natural beauty is on the eastern edge of the Vale of Pewsey. The village has a village hall and church and is located a short drive from Pewsey itself (approx. 2 miles) and which has many day-to-day, shops and conveniences. Marlborough is about 7 miles to the north and has a more comprehensive range of shops and amenities. The M4 motorway (J14) is about 18 miles. The area has plenty of bridleways, footpaths etc. and Savernake Forest and the Kennet and Avon canal are close by.



The Property

Lavender Cottage offers the opportunity to enjoy a comfortable modern built semi-detached home with the appearance of a classic thatched period cottage. On the ground floor there is a dual aspect sitting room with French doors to the rear garden and also has a recently fitted recessed log burner, oak mantle and slate hearth. The kitchen/dining room is a highlight of the property and is fitted with shaker style units, timber flooring and a range of Bosch appliances. The dining area offers excellent entertaining space. Beyond the kitchen is a cloakroom. On the first floor, the Master bedroom, with a built-in wardrobe, has an en-suite shower room. The second bedroom is a generous double and also has a built-in wardrobe. A further third single bedroom and a luxurious family bathroom completes the layout.

Outside

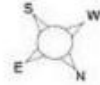
There is a delightful south west facing rear garden, which has been laid to lawn and has a terrace that is an ideal space for dining al fresco. The garden is well-planted with maturing shrubs and is enclosed by brick wall and panel fencing. There is a side and rear access to a single garage with eaves storage and a parking space in front. The oil tank is cleverly corralled within the rear garden.



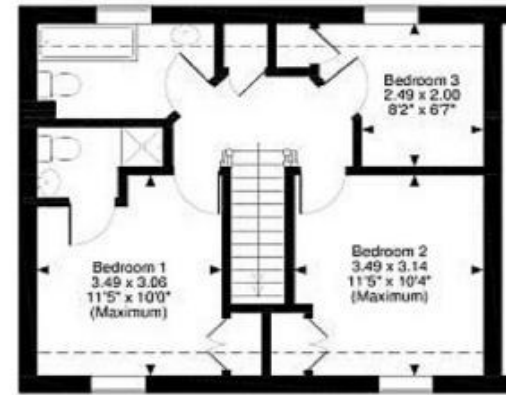
BREARLEY & RICH
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Lavender Cottage, Milton Lilbourne, Pewsey
Approximate Gross Internal Area
Main House = 939 sq ft / 87 sq m
Garage = 194 sq ft / 18 sq m
Total = 1,133 sq ft / 105 sq m



Ground Floor



First Floor

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