





The Weald, School Lane, Castle Eaton, Wiltshire.

DIRECTIONS

Please use the postcode SN6 6LF or call the office at any time for detailed directions from your location.

SUMMARY

Situated in the heart of this popular village, is this substantial detached chalet bungalow which occupies a generous plot overlooking fields. The accommodation includes a ground floor master bedroom with ensuite, two further bedrooms, bathroom, cloakroom, kitchen, dining and living room as well plenty of additional space and storage. Further benefits include the large drive, garage/workshop, plus rear garden backing onto fields.

PROPERTY

The property is accessed to the side, through a useful enclosed porch, and into a large welcoming entrance hall with stairs leading to the first floor and storage cupboard below, as well as a further storage cupboard. Straight ahead is the large living room with feature gas fireplace, and large picture window overlooking the garden and open fields beyond. To the left is a dining room which offers further reception space and leads through to the kitchen. This dual aspect room has been fitted with a range of storage appliance space as well as having a door out to the garden.

To the other end of the property are two large double bedrooms, the largest of which benefits from built in wardrobes as well as a recently refitted ensuite with large shower cubicle, wc, and wash hand basin. There is a further family bathroom which has also had a refitted suite which includes a bath, wc, and wash hand basin. The Ground floor is completed by a cloakroom fitted with a wc, and wash hand basin.

The stairs lead up to the first floor into a big open room which is currently used as an office/craft/reception space but has plenty of potential. A door leads through to a further dual aspect bedroom.

GARDENS

The property occupies a good size plot in the heart of the village. There is a large frontage with an area of lawn, plenty of parking, and driveway access to the attached garage/workshop. The garage has an up and over door to the front and pedestrian door to the rear. There is plenty of garage space as well as a large area of utility/workshop to the rear. There is gated access to both sides of the property leading to the rear garden which is mainly laid to lawn with an area of patio adjoining the house and far reaching countryside views.

LOCATION

The property is located in Castle Eaton, which is a sought after village lying to the east of the A419 between Swindon and Cirencester running alongside the River Thames. As a typical village you will find a village pub, village hall and church whilst schooling, shops and recreational amenities will be found in the nearby towns Fairford, Cricklade, Swindon or Cirencester. For those wishing to commute to nearby centres or even London, access to the M4 & M5 motorway network is available as well, whilst Swindon station offers regular trains to London Paddington in under an hour.

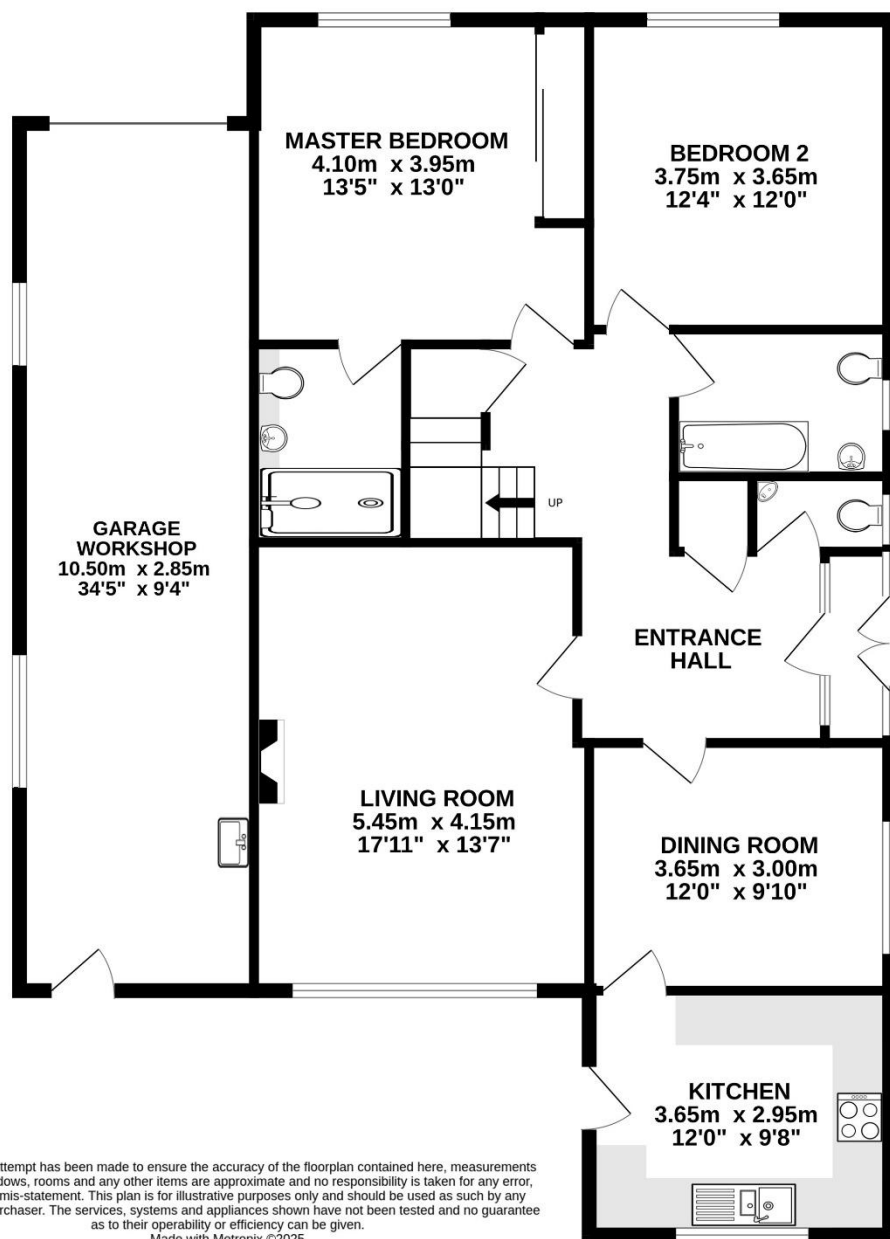
VIEWING

Viewing is available by appointment 7 days a week. Please call your local office to arrange.

AGENTS NOTE

We wish to inform prospective purchasers that we have prepared these sales particulars as a general guide. We have not carried out a survey, nor have we tested any services, appliances or any specific fittings at the property. Room sizes should not be relied upon for carpets and furnishings.

GROUND FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should not be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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1ST FLOOR

