



Honeysuckle Cottage, 35 The Street, Hullavington, Chippenham, Wiltshire, SN14 6DP

Detached period cottage
Well-appointed and maintained
3 bedrooms
2 receptions and conservatory
Fitted kitchen
Bathroom and shower room
Sunny garden
Gated private parking
Centre of the community position
No onward chain



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The Barn, Swan Barton, Sherston, Wiltshire, SN16 0LJ
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Price Guide: £505,000

Approximately 1,308 sq ft

‘Situated in the heart of this village community close to amenities, this charming detached period cottage has been superbly maintained’

The Property

Honeysuckle Cottage is a charming detached period cottage situated in the very heart of the excellent community of Hullavington with village amenities located in easy striking distance. The cottage has been superbly well looked after during its ownership and is available to the market with no onward chain. Benefits include triple glazed windows throughout and an upgraded oil-fired heating system.

The well-presented accommodation extends to around 1,308 sq.ft. The ground floor layout includes two reception rooms with fireplaces, and a fitted kitchen equipped with an integrated fridge/freezer. There is a conservatory overlooking the garden which has central heating for use all year around. A shower room completes the ground floor with a cupboard fitted to house the washing machine. On the first floor there

are three bedrooms comprising two doubles and a single, and a generous family bathroom.

The delightful garden lies to the south and west of the cottage benefitting from the sun all day. The garden is laid predominately to lawn and is fully enclosed for a good degree of security. There is a stone-built garden store. Double timber gates open to a gravelled driveway accessed off Frog Lane providing private off-street parking.

Situation

The thriving village of Hullavington has a lively community with a primary school, village shop/post office and garage, parish church which hosts coffee mornings, and a village hall which offers a pre-school option as well as regular exercise classes and hosts games nights. Located on the rural edge of the village there is the Flying Monk taproom



and café. The market town of Malmesbury is located only 6 miles away with further amenities and an Ofsted 'Outstanding' secondary school whilst the larger town of Chippenham is 7 miles away for a more comprehensive range of facilities. The village is superbly located for the commuter with Junction 17 of the M4 only a few minutes drive away ideal for those commuting to Swindon, Bath and Bristol and the M5. Chippenham railway station is within a 15 minutes' drive with regular mainline services to London Paddington.

Additional Information

The property is Freehold with oil-fired central heating, mains drainage, water and electricity. Ultrafast broadband is available and there are some limitations to mobile phone coverage. Information taken from the Ofcom mobile and broadband checker, please see the website for more

information. Wiltshire Council Tax Band E.

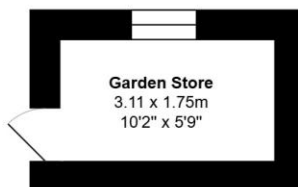
Directions

The cottage is located in the centre of the village on the corner of Frog Lane by the shop.

Postcode SN14 6DP

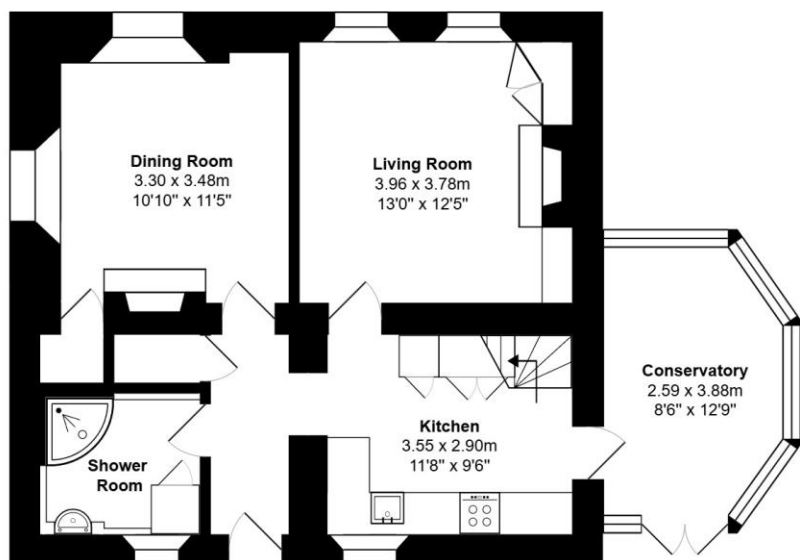
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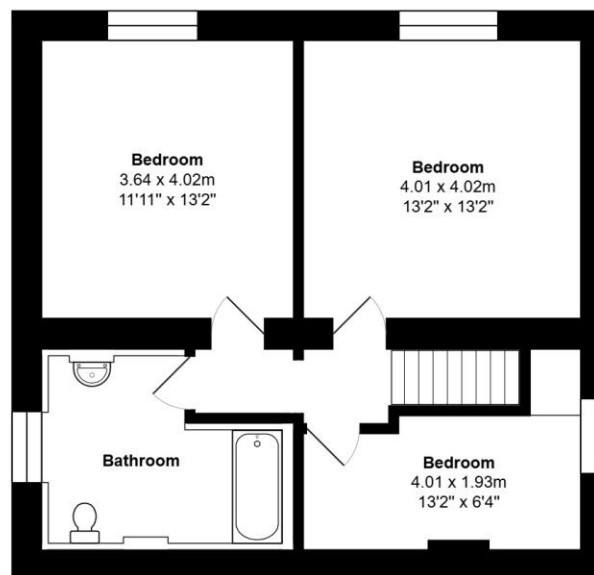


Total Area: 121.5 m² ... 1308 ft² (excluding garden store)

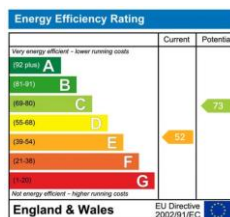
All measurements are approximate and for display purposes only



Ground Floor



First Floor



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