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3 The Courtyard, Upper Seagry, Wiltshire, SN15 5EX

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3 The Courtyard, Upper Seagry, Wiltshire, SN15 5EX

Guide Price £475,000

An attractive four bedroom Georgian style town house located in a delightful courtyard setting.

- Lovely Mews Style Home
- Fabulous Accommodation
- Beautifully Proportioned
- Four Bedrooms
- Three Reception Rooms
- Family Bathroom + En Suite
- Private South West Facing Gardens To Three Sides
- Two Garages + Allocated Parking Space
- Courtyard Setting Amid Well Maintained Communal Gardens
- Desirable Village Setting + No Onward Chain

Leasehold - Share of Freehold

EPC Rating D









A spacious four bedroom Mews property, located in a delightful courtyard setting, with attractive Georgian style elevations offered for sale with no onward chain. This well proportioned, modern property creates a spacious home with excellent ceiling heights and Georgian style windows, however some internal redecoration is required. The ground floor comprises a reception hallway with study area and cloakroom, an impressive 15'10 sitting room with double doors opening to a separate dining room. A door from the hallway opens into a spacious kitchen breakfast room with a range of Neff integrated appliances and complimented by granite work surfaces. The first floor boasts a fabulous master bedroom with a dressing room and en suite shower room. There are three further double bedrooms and a family bathroom. Externally the gardens extend to three sides, enjoying sunny south west facing aspect and are screened by a variety of specimen trees and established hedging providing privacy. A latched gate to the rear opens to an allocated parking space and two single garages. No Onward Chain.

SITUATION
The property stands in a delightful courtyard setting of nine properties, amid beautifully tended communal gardens. Seagry is a charming village split into Lower and Upper Seagry and situated in the south Cotswolds and this rural community is a delightful mix of villages houses, ancient farms and beautiful open countryside. In addition to the Church, public house and primary school, the village is well provided for with a village hall. More comprehensive amenities can be found in the nearby towns of Chippenham (5 miles) to the south or Malmesbury (4 miles) to the north. Malmesbury is a thriving, pretty town offering a wealth of buildings of architectural interest, including its ancient Abbey, whilst also having a wide range of shops including a Waitrose, award winning schools and leisure facilities. Early tributaries of the River Avon pass around the town, and pretty walks and the countryside are close at hand. There are public transport services and good road links to the larger towns of Cirencester, Swindon, Bath and Bristol, whilst the Junction 17 of the M4 is only three miles south. Trains from Chippenham (5 miles) and Kemble (8 miles) link with London Paddington within approximately an hour.

PROPERTY INFORMATION
Tenure: Freehold

EPC Rating: D

Council Tax Band: F

Mains water, oil fired heating and electricity. There are further communal gardens that are maintained, together with a store that houses communal equipment. N.B. The residents form their own management company which maintains all the communal areas at £150 per month, includes external decoration, buildings insurance and up keep of garden and central pond.

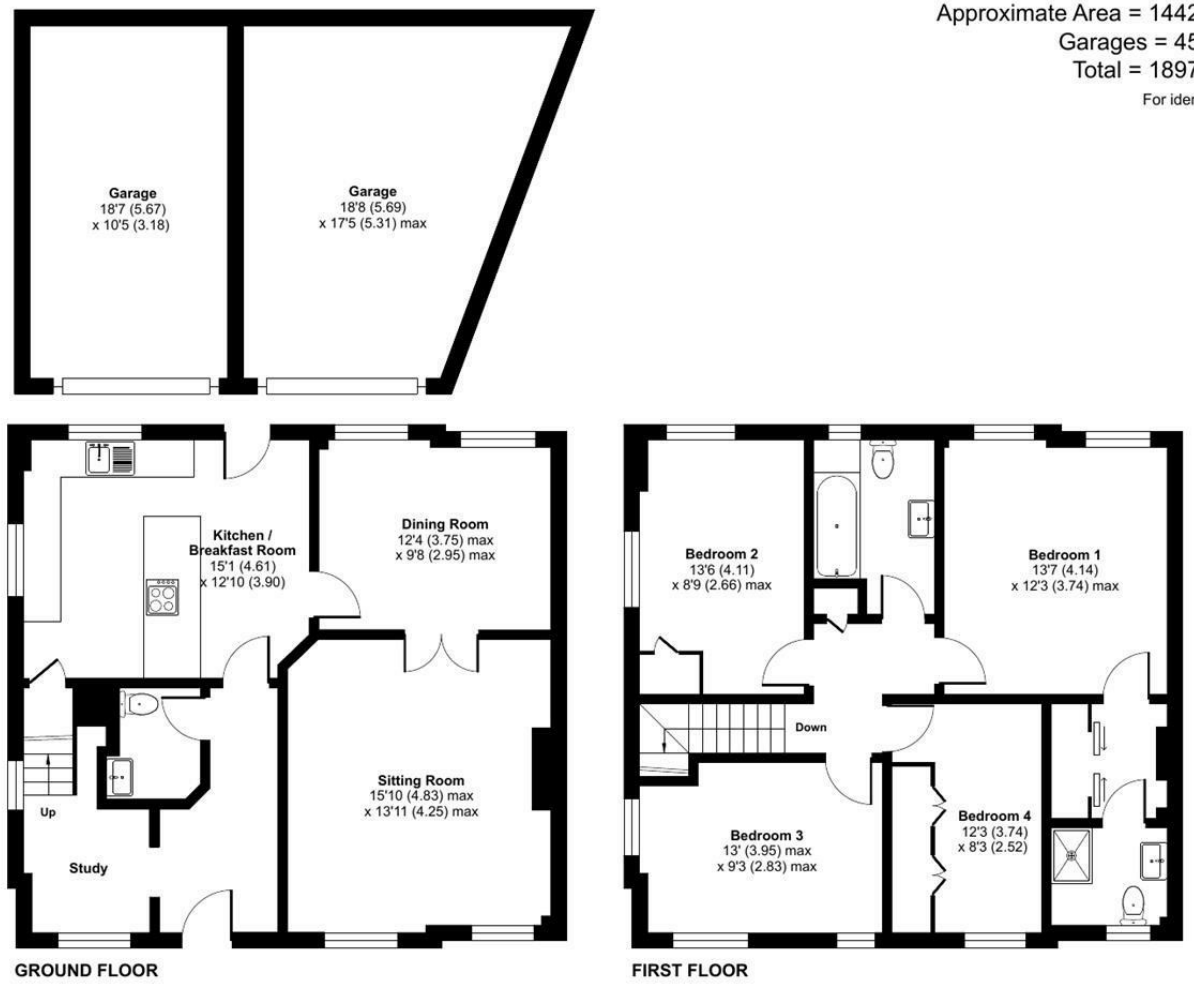






Upper Seagry, Chippenham, SN15

Approximate Area = 1442 sq ft / 133.9 sq m
Garages = 455 sq ft / 42.2 sq m
Total = 1897 sq ft / 176.1 sq m
For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). ©nichecom 2025. Produced for Strakers. REF: 1263330

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For further details 01666 829292
malmesbury@strakers.co.uk

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