



24 North End Gardens, Sherston, Malmesbury, Wiltshire, SN16 0NL

Semi-detached bungalow
 Large corner plot
 10-minute walk from the High Street
 Sunny gardens
 2 bedrooms
 Living room and kitchen
 Outbuilding with power
 Positioned close to fields
 No onward chain



01666 840 886
 jamespyle.co.uk



The Barn, Swan Barton, Sherston, Wiltshire, SN16 0LJ
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Price Guide: £295,000

Approximately 571 sq.ft excluding outbuilding

‘Located on the countryside edge of the sought-after village of Sherston, a semi-detached bungalow set within a generous corner plot’

The Property

Situated towards the edge of the highly sought-after Cotswold village of Sherston, this semi-detached bungalow occupies a generous corner plot and has a lovely countryside feel positioned adjacent to fields while the High Street is an easy 10-minute walk away. Available chain free ready to move into, property is well-presented and has been recently updated with new double glazed windows.

The cosy accommodation extends to around 571 sq.ft and is light and bright from the south-westerly aspect with large windows. The layout comprises a kitchen, living room, two bedrooms and a bathroom. Externally, there is a garden store which has power and lighting connected and could be converted into a home office/studio if desired.

The lovely gardens are laid mostly to lawn and wrap around the front, side and rear with the

latter enjoying a sunny south-facing aspect. On street parking is easily available within the close. The large plot allows for potential to extend the accommodation and possibly for a driveway to be created, subject to planning.

Situation

The beautiful, ancient and much sought after village of Sherston with its broad High Street and historic stone houses is set in an Area of Outstanding Natural Beauty conveniently located on the edge of the Cotswolds. Sherston has a thriving community and offers many facilities, including a church, popular primary school, doctors surgery, Co-op shop and post office, coffee shops, hairdresser, Indian restaurant, garden centre and the highly regarded 16th century Rattlebone Inn, with its excellent food and friendly atmosphere. The facilities and amenities in Sherston more than adequately provide for everyday need with a whole host of societies and clubs meeting on a regular basis offering



entertainment and social events for young and old alike. Schooling locally is second to none, with very good state and independent schools providing transport to and from the village on a daily basis. Close by are the market towns of Malmesbury and Tetbury which are both approximately 5 miles away. Malmesbury is reputed to be the oldest Borough in the country dating back to the 11th Century. Both towns offer a wider range of shops, services, schooling and leisure facilities. There are main line stations to London-Paddington at Kemble (14 miles) and Chippenham (12 miles) whilst Junctions 17 & 18 of the M4 are both within 15 minutes' drive providing convenient access to Bath, Bristol and Swindon.

Additional Information

The property is Freehold with electric storage heaters, mains drainage, water and electricity. The property is located within the Cotswold Area of Outstanding Natural Beauty. Superfast broadband is available. Information taken

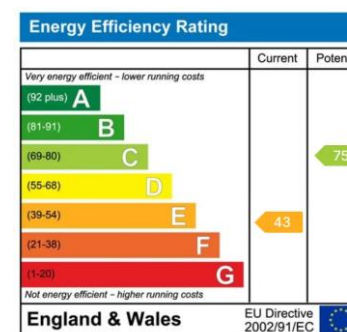
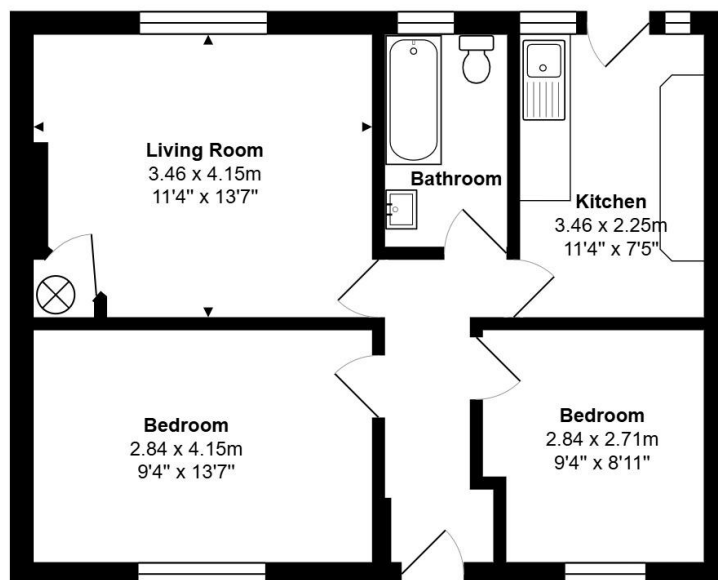
from the Ofcom mobile and broadband checker website, please check the website for more information and mobile coverage. Wiltshire Council Tax Band C.

Directions

From the High Steet, head towards Malmesbury and after the church, take the left hand turn onto Sandpits Lane. Follow the road to the very edge of the village and locate the property on the left hand side on the turning to North End Gardens.

Postcode: SN16 0NL
 What3words: ///director.unclaimed.harp





Total Area: 53.1 m² ... 571 ft² (excluding garden store)

All measurements are approximate and for display purposes only

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COTSWOLD & COUNTY (HEAD OFFICE)

The Barn, Swan Barton, Sherston SN16 0LJ

01666 840 886 or 01452 812 054

LONDON (ASSOCIATE OFFICE)

121 Park Lane, Mayfair W1k 7AG

0207 0791 577