

richard
james



Lechlade Road

Highworth, SN6 7HQ

Guide Price
£600,000





34, Lechlade Road

Highworth, SN6 7HQ

Freehold | EPC Rating - C

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Occupying an elevated position along one of Highworth's most sought-after roads, this substantial detached family home offers over 2,240 sq ft of beautifully presented accommodation, enjoying far-reaching views across the surrounding countryside and generous, mature gardens.

Lovingly maintained and thoughtfully updated by the current owners, the property combines versatile living space with four impressive double bedrooms, making it ideally suited to growing families seeking both space and convenience.

Upon entering, a welcoming entrance hall leads to two generous reception rooms. The principal reception room measures over 19ft and provides a superb space for relaxing and entertaining, centred around a charming log burner which creates a warm and inviting atmosphere during the winter months, whilst a second reception room enjoys direct access to a delightful conservatory overlooking the rear garden.

A separate dining room creates the perfect setting for formal occasions, complemented by a stylish and contemporary kitchen/breakfast room with breakfast island and adjoining utility room.



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Living Room





Rising to the first floor, a striking galleried landing with oak flooring and an abundance of natural light creates an impressive sense of space and provides access to four generously proportioned double bedrooms. The superb principal suite enjoys extensive fitted wardrobes and a dedicated dressing area, offering excellent storage and a touch of luxury. Bedroom two is equally impressive in size and would make an ideal guest suite or teenagers' room, whilst bedrooms three and four are both comfortable doubles with fitted wardrobes and attractive outlooks. Serving the bedrooms is a well appointed family bathroom, fitted with a modern suite comprising a panelled bath, separate shower enclosure, wash basin and WC, creating a practical and stylish space for busy family life.



Externally, the property continues to impress. To the front, a large block-paved driveway provides ample parking for numerous vehicles and leads to a garage.

The rear garden enjoys a high degree of privacy, being predominantly laid to lawn with mature planting and a generous patio area, ideal for outdoor entertaining and family life. The conservatory offers a wonderful connection between the home and garden, allowing enjoyment throughout the seasons.

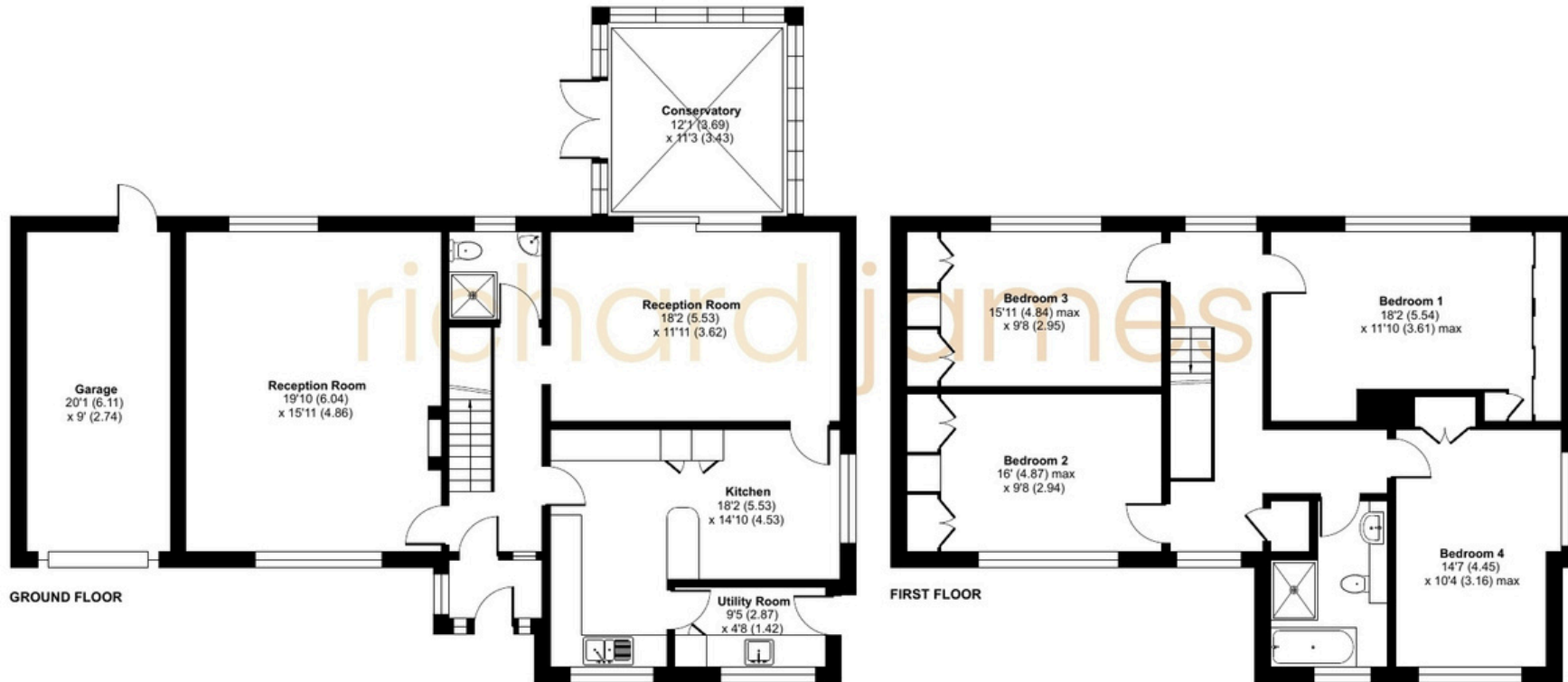


Situated just minutes from Highworth's bustling High Street and historic Market Square, this wonderful home enjoys all the benefits of life in one of Wiltshire's most sought-after market towns. Rich in character and community spirit, Highworth offers an excellent range of independent shops, cafés, pubs, restaurants and everyday amenities, together with highly regarded primary and secondary schooling.

Surrounded by beautiful countryside, the town provides easy access to a wealth of walking and cycling routes, whilst nearby Lechlade and the Cotswolds offer further opportunities for leisure and exploration. For commuters, Swindon railway station provides direct services to London Paddington in approximately one hour, with the A419 and M4 motorway also readily accessible.

Combining the charm of a traditional market town with excellent connectivity and a strong sense of community, Highworth continues to be a popular choice for families and professionals alike.

Approximate Area = 2061 sq ft / 191.4 sq m
Garage = 180 sq ft / 16.7 sq m
Total = 2241 sq ft / 208.1 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). © nitchecom 2026. Produced for Richard James. REF: 1477382

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