







## Key Features

- Sought After Residential Development Built by CG Fry
- Close Proximity to Village Amenities & Mainline Train Station
- Large Sitting/Dining Room with Access to the Garden
- Well Appointed Kitchen, Two Generous Double Bedrooms
- Spacious Family Bathroom Plus Downstairs WC
- Private Enclosed Garden, Off Road Parking for Two Vehicles
- No Onward Chain

**Tenure: Leasehold** | **EPC Rating:** | **Council Tax Band: C** |

**Services:** The property is connected to mains drainage and electricity. The heating system is in the form of a an air source heat pump.

## Location

Tisbury is the principal village in Wiltshire's exceptionally popular and highly sought after Nadder Valley. With beautiful rolling countryside considered widely by many as offering the best walking in the South of England. Simply stunning views coupled with amenities to suit every requirement, it's no wonder The Sunday Times has voted Tisbury in its Top 5 places to live in the UK since 2014.

Tisbury's picturesque, welcoming and thriving High Street is awash with high quality independent shops and services that include a butcher, solicitors, a highly regarded deli, hair salons, a hardware shop, florist, post office, as well as excellent cafés, a wine shop, community leisure centre, with swimming pool next door, a pharmacist, dentist and doctors' surgeries to name but a few, Tisbury really does have it all. An excellent primary school is present within the village as well as several very well supported community groups.

The village also offers a mainline railway station that provides services both east and west to Exeter St. Davids and central London respectively with Waterloo being only 1 hour 50 mins away approximately as a direct route. With golf at nearby Rushmore, racing at Salisbury and Wincanton and Messums Art Gallery occupying the Tithe Barn within Tisbury itself, the village really does offer something for everyone.

## Inside the Home

A simply stunning stone-built house located on the ever-popular CG Fry development, within easy reach of the village amenities and mainline train station.

The accommodation includes an entrance hall, cloakroom, large sitting/dining room with access into the garden, kitchen, two large double bedrooms and spacious family bathroom.

Externally the house benefits from a private garden and off-road parking for two vehicles.

## Outside Space

The property has a well presented garden to the rear which is fully enclosed. The garden includes mature shrubs, an area of lawn plus a good-sized patio perfect for alfresco dining and entertaining.

In addition, there are two allocated parking spaces, which can be accessed via the rear gate at the back of the garden.

## Agents Note

We would like to make people aware that the photos are historic.

### Shall We Book You in For a Viewing?

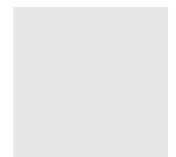
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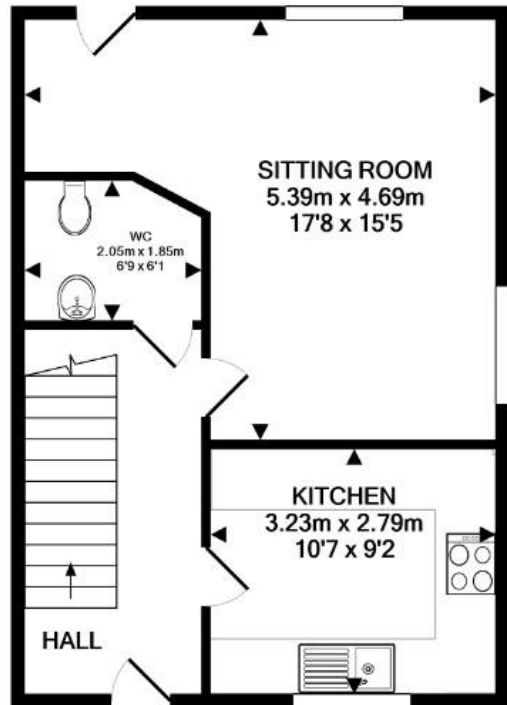
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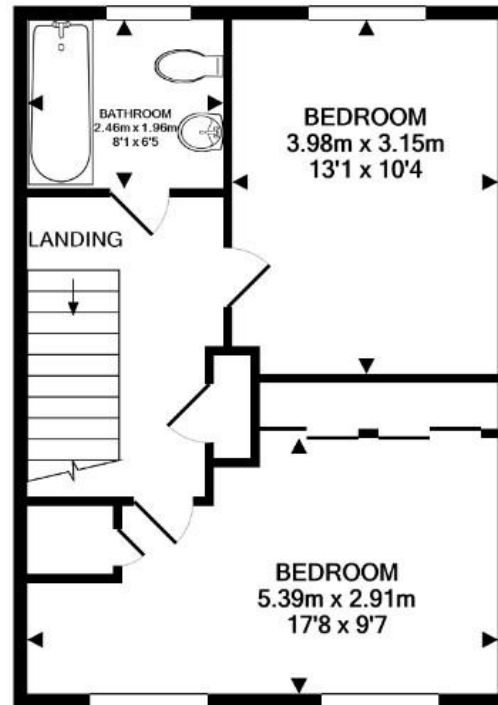
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GROUND FLOOR  
APPROX. FLOOR  
AREA 39.5 SQ.M.  
(426 SQ.FT.)



1ST FLOOR  
APPROX. FLOOR  
AREA 39.5 SQ.M.  
(426 SQ.FT.)



TOTAL APPROX. FLOOR AREA 79.1 SQ.M. (851 SQ.FT.)

Measurements are approximate. Not to scale. Illustrative purposes only  
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**Important Notice**

These particulars do not constitute or form part of an offer or contract, nor may they be regarded as representations. All interested parties must themselves verify their accuracy. All measurements and the proportions of the floor plans provided are approximate.

27 March 2026