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Old School Gardens, Yatton Keynell

Guide Price £450,000

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Reference; SW0341 Situated in the heart of the highly sought after village of Yatton Keynell, on the edge of the Cotswolds, this beautifully presented three bedroom, double fronted cottage style property offers spacious and stylish accommodation ideally suited to modern living.

Enjoying a popular village location, the property is just a short stroll from a range of local amenities including the renowned Bell Inn pub, By Brook Valley Primary School, doctors surgery, and village store with post office. With open countryside on your doorstep and excellent road and rail links to Chippenham, Bath, Bristol, and London, this home offers the perfect blend of rural charm and convenience. The picturesque village of Castle Combe, along with The Manor House Hotel, golf course, and motor racing circuit, are all close by.

The ground floor features a welcoming entrance hallway with stairs to the first floor, a downstairs cloakroom, a generous dual aspect kitchen / dining room, and a spacious lounge with a cosy wood burner. A stylish conservatory to the rear provides an additional living space and opens out to the private garden.

Upstairs, the property offers three well proportioned bedrooms, including a master with en-suite shower room, and a modern family bathroom.

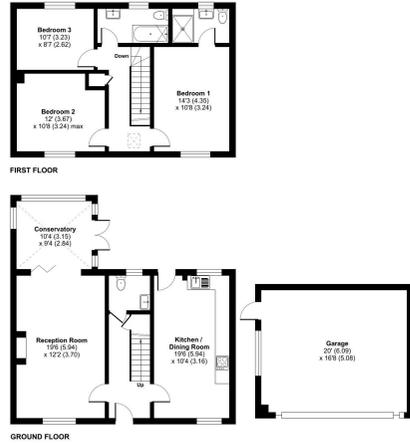
Externally, the pretty landscaped rear garden is low maintenance and features a personal door into the garage and gated access to the rear. The property also benefits from a large, extended garage with an electric roller door.

This delightful home is perfectly suited to both upsizers and downsizers looking for a peaceful village setting and an internal viewing is highly recommended.



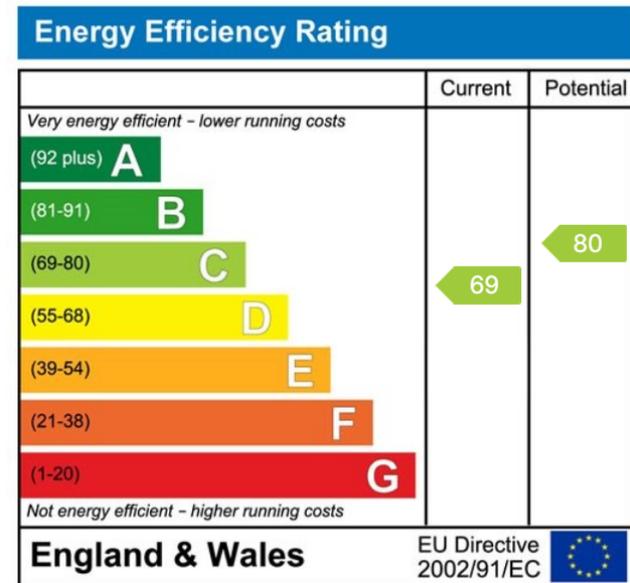
Yatton Keynell, Chippenham, SN14

Approximate Area = 1243 sq ft / 115.4 sq m
 Garage = 333 sq ft / 30.9 sq m
 Total = 1576 sq ft / 146.3 sq m
 For identification only - Not to scale



Please also read our conditions of sale on the RICS Property Measurement Standards accompanying International Property Measurement Certificate (IPMC) Report. © Globalmap 2025. Produced for eXp World Powered by eXp. REF: 100000

- Please Quote Reference SW0341
- Excellent Access To The Motorway
- Three Bedrooms
- Kitchen / Diner, Lounge & Conservatory
- Extended Garage
- Sought After Village Location
- Double Fronted Cottage Style Property
- En-Suite, Family Bathroom & Downstairs Cloakroom
- Pretty, Landscaped Garden
- Viewing Highly Recommend



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