

The Ferns, Bradenstoke, SN15 4EX

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PROPERTY SALES & LETTINGS



- Four Bedroom Detached Family Home
- Oversized Garage & Driveway Parking
- Two Reception Rooms
- Kitchen & Utility Area
- Quiet Village Location
- Secluded Corner Position
- Enclosed Private Rear Garden
- Downstairs Cloakroom
- Small Private Shared Close

3 The Ferns
Bradenstoke, SN15 4EX

£525,000

Positioned discreetly at the end of a private close shared with just two neighbouring homes, this exceptional four-bedroom detached residence offers an enviable blend of privacy, space, and refined presentation, all within the charming village setting of Bradenstoke.

The property has been meticulously maintained and is beautifully presented throughout, offering a thoughtfully arranged layout ideal for modern family life. An entrance hallway provides internal access to the oversized garage with electric roller door and to the inner front door, which opens directly into an impressive dining room. This central space, featuring a return staircase and built-in storage as well as a cloakroom, which forms the heart of the home and flows effortlessly into a stylish fitted kitchen with stone countertops and underfloor heating with adjoining utility area, perfectly designed for both everyday living and entertaining.

The principal reception room is a particularly inviting space; a generous dual-aspect living room centred around an attractive wood-burning stove, creating a warm and elegant atmosphere.

To the first floor are four well-proportioned bedrooms with the principal suite enjoying the added luxury of a private en-suite shower room and fitted wardrobes. A well-appointed family bathroom serves the remaining bedrooms.

Externally, the property continues to impress. The rear garden is predominantly laid to lawn and thoughtfully arranged to include a covered seating area ideal for outdoor entertaining, alongside a productive vegetable patch. Side gated access provides convenient connectivity to the front of the home.

Further enhancing the appeal are uPVC double glazing, oil-fired radiator central heating, and mains water and drainage.

A superb opportunity to acquire a high-quality family home in a peaceful and exclusive setting.



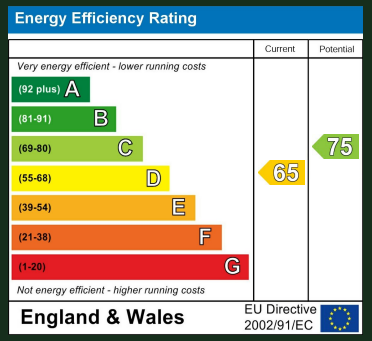
Viewings
By appointment through Alan Hawkins Property Sales. Tel: 01793 840 222

Council Tax: Wiltshire Council
Tax Band E For year 2026/27 = £2956.70
For information on tax banding and rates, please call Wiltshire Council

Tenure
Freehold

Heating - Oil
Electric - Mains
Water - Mains
Drainage - Mains
Internet - Up to 67* Mbps available download speed - Full Fibre Coming Soon (Openreach)
"A £50 AML administration fee applies to all successful purchasers."

Energy Efficiency Rating (England & Wales)




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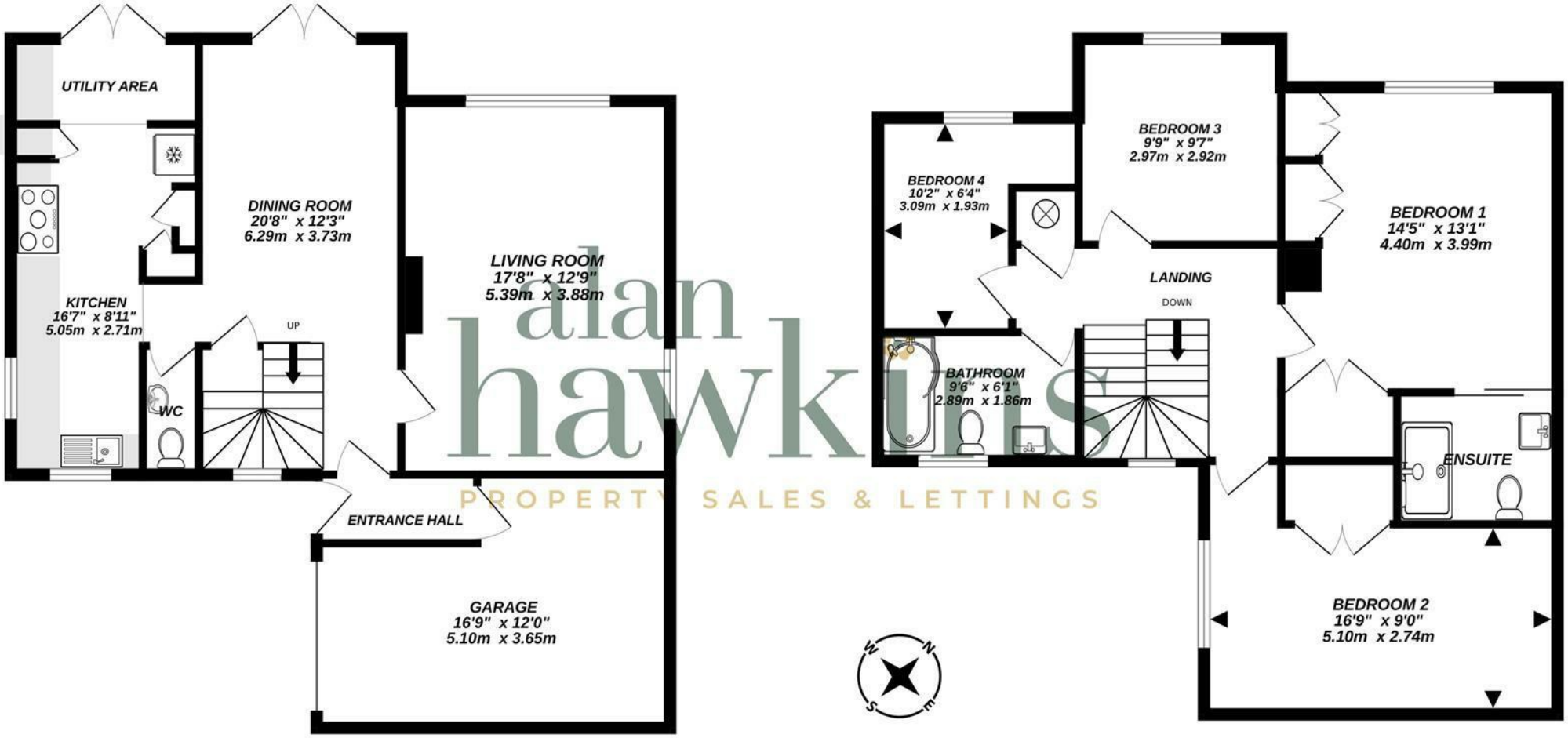

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GROUND FLOOR
803 sq.ft. (74.6 sq.m.) approx.

1ST FLOOR
774 sq.ft. (71.9 sq.m.) approx.



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TOTAL FLOOR AREA : 1577 sq.ft. (146.5 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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