



📍 2 Elm Tree Cottage, Pewsham, Wiltshire, SN15 3RU

🏠 £230,000

In need of renovation, and offered with No Onward Chain is this fantastic three bedroom semi-detached cottage, with large rear garden, and off-road driveway parking, superbly positioned in a semi-rural spot between Calne & Chippenham.

- No Onward Chain
- Semi-Detached Period Cottage
- In Need of Renovation
- Three Bedrooms
- Large Westerly Facing Garden
- Off-Road Driveway Parking
- Outside Store
- Potential to Extend (Subject to Necessary Consents)
- Positioned Between Calne & Chippenham
- Walking Distance to Popular Pub

🏠 Freehold

🏠 EPC Rating E



Offered for sale with No Onward Chain is this fantastic three bedroom semi-detached cottage, which presents an exciting opportunity for buyers looking to renovate and make a home their own. Requiring modernisation throughout, the property enjoys a superb position between Calne and Chippenham, offering the perfect balance of semi-rural living with convenient access to local amenities and transport links.

The accommodation is arranged over two levels, and briefly comprises; entrance hall, sitting room with feature fireplace, kitchen, bathroom with a separate wc, and three bedrooms.

Externally, the property benefits from a generous westerly facing rear garden, with a very practical outside store, and off-road driveway parking to the front, further enhancing its appeal.

A wonderful prospect for those seeking a project in a desirable location.

Situation

The cottage is situated in a semi-rural position between Chippenham and Calne, close to the village of Derry Hill. The recently renovated Pewsham public house is only a short walk away. Chippenham is a large market town with a wide choice of schooling as well as varied shopping and leisure activities. There is a mainline railway station, with direct lines into London Paddington in 65 minutes, and access to J17 of the M4 motorway only a short drive away.

Property Information

Council Tax Band; D

Freehold

Mains Electricity & Water

Private Drainage

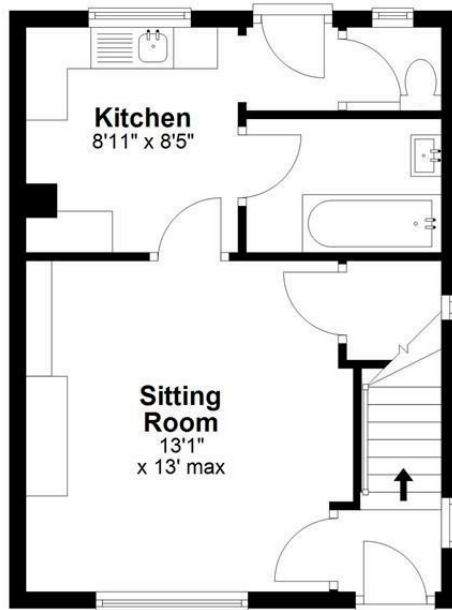
Oil Central Heating

EPC Rating; E



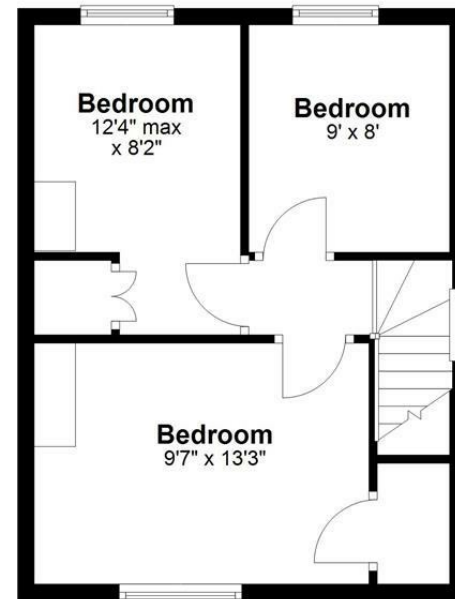
Ground Floor

Approx. 433.2 sq. feet



First Floor

Approx. 365.4 sq. feet



Total area: approx. 798.6 sq. feet

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