

Seend Wiltshire



CLEEVE GRANGE
SEEND
MELKSHAM
WILTSHIRE
SN12 6PG

An Outstanding Family House
With Superb Views across the
Wiltshire Countryside, in a
Private South-Facing Setting

- A Magnificent High Specification Detached House
- Grand Living- 5422sqft (Including Garaging)
- 6 Bedrooms, 5 Reception Rooms
- 3 Contemporary Bathrooms & 3 Shower Rooms
- Superb Bespoke Kitchen
- Annexe Facilities or Gym & Home Office
- Stunning Gardens with Parkland Backdrop
- Set in just over an Acre
- Swimming Pool
- Electric Gated Entrance
- Ample Parking and Double Garage

Offers Over £1.75m



DESCRIPTION

Cleeve Grange is a phenomenal family home, stylishly renovated by the current owners to provide a high specification luxurious finish. The impressive elevations complement the enviable setting with commanding views over the surrounding open countryside. Internally, this incredibly light and spacious house totals an overall floor area of over 5400ft² (including the garaging). The layout offers a great amount of flexibility with between 5 and 7 bedrooms and incredible reception space, all beautifully balanced with 3 high-quality bathrooms and 3 further shower rooms. Families looking for multi-generational living are well catered for with annexe capabilities within the set up.

A delightful entrance hall with limestone flooring leads through to a utility, cloakroom and a study. Also accessed off the hall is the outstanding kitchen/dining room that is open plan into a family room. The well-equipped kitchen features an island, extensive units with adjacent quartz worktops, multiple ovens and matching coffee machine. The spectacular family room has full width sliding doors opening out to the sun terrace plus a floating cantilever ceiling. Further sliding doors open into a sitting room with engineered oak flooring. Completing the reception space is a 22ft multi-purpose entertainment room with a corner bar and door into a flexible study or bedroom with en suite shower room. Above this reception room is a large double bedroom with stylish en suite bathroom. On the first floor, there are three double bedrooms, including a triple aspect main bedroom with Juliet balcony and walk-through dressing area, two en suite shower rooms and a family bathroom. A further generous double bedroom and en suite occupies the top floor.

Outside, there is an attached double garage with internal steps up to a potential annexe living room / kitchenette, WC and bedroom. The property is approached through electric gates down on to a sweeping block paved driveway providing ample parking. The beautifully maintained gardens and grounds extend to just over an acre, with well kept lawns, a stunning heated swimming pool with sheltered terrace, and an outdoor kitchen with pergola and louvred roof. The extensive views from the house and gardens of Cleeve Grange are just incredible.

SITUATION

The property is set in a wonderful rural position with far reaching southerly views over open countryside. Between them, the highly sought after Wiltshire village of Seend and the adjoining hamlet of Seend Cleeve have a thriving community and is well known for its many fine period buildings which align the High Street. It provides a range of local amenities including a store/post office, two public houses, a Church and a primary school. The village is approximately 5 miles west of the historic market town of Devizes which boasts a range of facilities and there are good road links close by (including A303/M4) to Bath, Bristol, London and the West Country. The major cultural centres of Bath (17 miles) and Salisbury (26 miles) are very accessible which offer a wider range of amenities. Mainline railway stations with links to London can be found in Chippenham, Westbury and Pewsey. There are a number of well-respected schools in the area to include Dauntsey's, Stonar, Marlborough College and St Marys in Calne.

PROPERTY INFORMATION

Services: Mains connected water and electricity. Private drainage. Air source heat pump.

Underfloor heating (wet system) to lower ground floor, electric under floor to bathrooms. Air conditioning to Kitchen and some bedrooms. EPC Rating C. Local Authority: Wiltshire Council. Tax: Band E. What3words: //grins.loaf.green







Cleeve Grange, Trowbridge Road, Seend Melksham, SN12 6PG

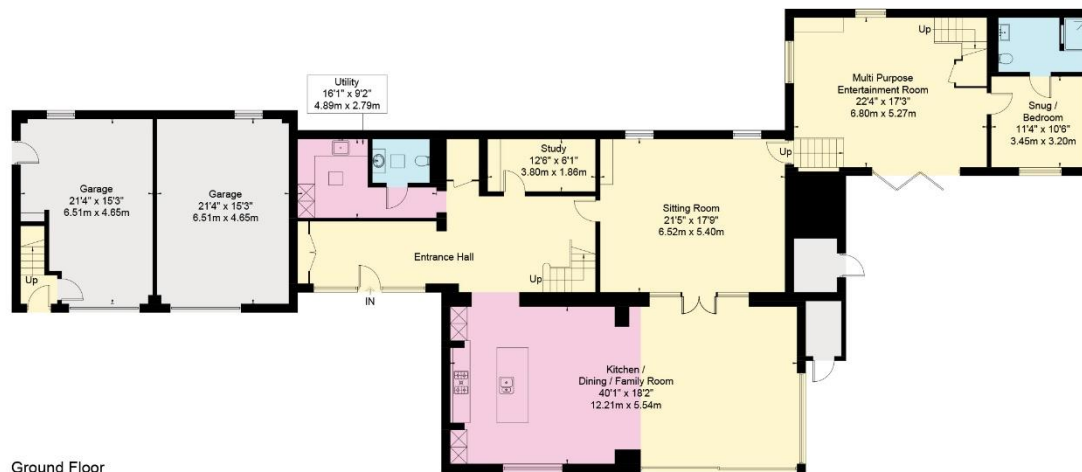
Approximate Floor Area = 4726 sq ft / 439.1 sq m

Garage = 664 sq ft / 61.7 sq m

Outbuilding = 32 sq ft / 3.0 sq m

Total = 5422 sq ft / 503.8 sq m

(Excluding Eaves)



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