



📍 16 Barton Way, Corston, Wiltshire, SN16 0JT

🏠 Guide Price £525,000

An attractive four double bedroom detached family home, located in a desirable cul de sac setting with stunning open views to the rear.

- Detached Family Home
- Beautifully Proportioned
- Four Double Bedrooms
- Sitting Room + Dining Room
- Kitchen/Breakfast Room + Utility Room & Cloakroom
- En Suite + Family Bathroom
- Stunning Aspect To the Rear
- Cul De Sac Setting
- Enclosed Rear Garden
- Large Boarded Loft Space

🏡 Freehold

🏠 EPC Rating E



This spacious four bedroom detached family home was built by renowned local builder A.C. Nurden in 2000 to a high standard and specification. The property stands at the rear of the cul de sac, in a private setting with wonderful views to the rear over open countryside.

The tastefully presented interior comprises a double aspect sitting room with a Bath stone open fireplace and a separate dining room. A door from the hallway opens into a spacious kitchen/breakfast room with a separate utility room and cloakroom. The first floor boasts a 15'6 master bedroom with fitted wardrobes and an en suite shower room, three further double bedrooms and a family bathroom. There is access to a large fully boarded loft providing useful storage, however there is potential to convert the loft to further living space, subject to the usual planning consents.

Externally a delightful, enclosed lawned garden extends to the rear and one side with a flagstone patio to the full width of the property. The lawn is bordered by attractive rose and shrub beds and enclosed by a fenced and hedged boundary. There is a large timber shed, an external tap and access to both sides via latched gates. A block paved driveway to the front approaches an integral single garage

SITUATION

Barton Way sits on the rural edge of the popular village of Corston, allowing easy access onto the M4 motorway network. Full of picturesque medieval architecture and the quaint Gauze Brook, a tributary of the River Avon, which meanders through the local countryside; this small village has charm and visual appeal in equal measure. Corston is a small village located midway between the M4 and the historical town of Malmesbury, which is officially recognised as England's oldest borough. Situated on the edge of the Cotswolds, surrounded by two branches of the River Avon, it boasts buildings of golden Cotswold stone and beautiful river walks. Famous for its ancient Abbey and elaborate 15th century Market Cross, the town may well have history round every corner but is also bursting with life, enjoying excellent independent shops, award winning primary and secondary schools, a Waitrose, charming cosy pubs, friendly cafes, regular farmers' markets and a busy local events schedule. The establishment of the Dyson design and development headquarters on the edge of the town means that Malmesbury is now a centre for technical innovation, allowing the town to truly describe itself as both ancient and modern. Malmesbury is five miles north of the M4 (Junction 17) so within easy commuting distance of Bristol, Bath, Cheltenham and Swindon. Mainline trains from Chippenham 7 miles and Kemble 10 miles link with London Paddington within approximately 1 hour.

PROPERTY INFORMATION

Tenure: Freehold

EPC Rating: E

Council Tax Band: E

Mains water, drainage and oil fired central heating.



Barton Way, Corston, Malmesbury, SN16

Denotes restricted
head height

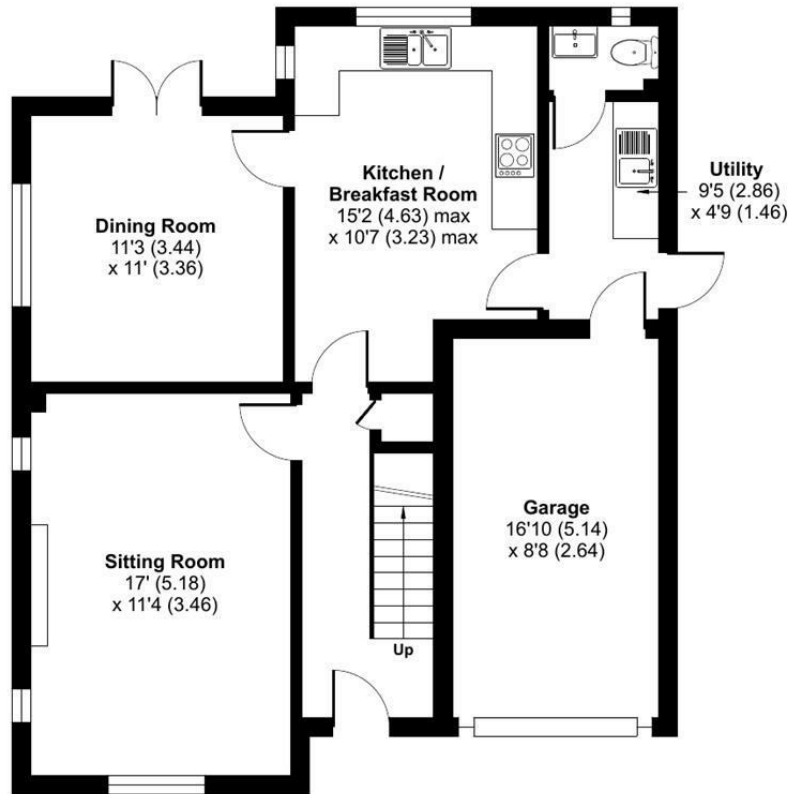
Approximate Area = 1443 sq ft / 134 sq m

Limited Use Area(s) = 6 sq ft / 0.5 sq m

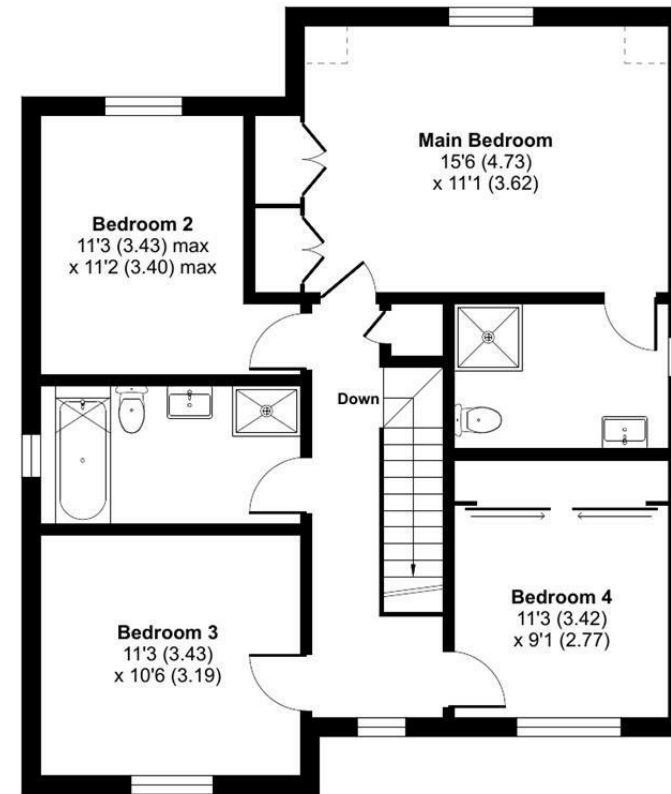
Garage = 149 sq ft / 13.8 sq m

Total = 1596 sq ft / 148.3 sq m

For identification only - Not to scale



GROUND FLOOR



FIRST FLOOR



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nitchecom 2025. Produced for Strakers. REF: 1360914

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