



📍 The Old Farm House Preston, Chippenham, Wiltshire, SN15 4DX

🏠 £799,950

A truly charming and honest five bedroom detached farm house with beautiful gardens, orchard, work shop and outbuildings

- A five bedroom Grade II Listed detached farm house
- 0.53 acre plot with sweeping views over fields
- Mature gardens and orchard
- Driveway parking for multiple vehicles
- Garage and outbuildings
- Quiet, peaceful and private location
- Workshop with versatile use
- Flexible living accommodation
- Beautiful countryside walks on doorstep
- No onwads chain

🏡 Freehold

🏠 EPC Rating D



The Old Farm House is a handsome Grade II Listed five bedroom detached farmhouse, occupying a generous 0.53-acre corner plot in a peaceful rural setting. The property enjoys sweeping south and south westerly views across adjoining fields and an orchard, while the established gardens are framed by mature trees, shrubs and well-stocked borders.

The accommodation is arranged over two floors and offers a versatile layout well suited to family life. A central entrance hall leads to a generous sitting room with feature fireplace, a separate reception room and an impressive dining room, ideal for entertaining. The kitchen is complemented by a separate utility room and groundfloor shower room. A substantial workshop, accessed from the house, provides excellent additional space for hobbies, storage or other uses.

Upstairs are five well proportioned bedrooms, including a principal bedroom with en-suite shower room, together with a further shower room. Several rooms enjoy lovely views over the surrounding countryside, gardens and orchard.

A particular feature is the extensive range of outbuildings, including a large garage and workshop, a further workshop, store and detached office. The office provides an ideal dedicated workspace, while the workshops and storage offer considerable flexibility for vehicles, equipment, hobbies or business use. The main house extends to approximately 2,964 sq ft, with a further 727 sq ft of garage and outbuilding accommodation.

The established gardens surround the house and are predominantly laid to lawn, with mature planting and a lovely south and south west facing aspect. With its period character, spacious accommodation, extensive outbuildings, generous grounds and exceptional rural outlook, The Old Farm House offers a rare opportunity to acquire a substantial country home in an enviable setting. The corner position gives the property an open feel, with plenty of natural light and a strong connection to the surrounding countryside here.

Property Information

Council Tax: Band: F

EPC Rating: D

Services: Mains water, private drainage and mains electricity are all connected.

Gas Central Heating.

Wiltshire County Council

Grade II Listed

N.B the current owners have lived in the house for over 50 years and it was renovated from a dilapidated state, with a supporting history file.

Location

The Old Farm House is situated on the edge of the pretty hamlet of Preston, enjoying a peaceful rural setting within a friendly and vibrant local community. The market town of Royal Wootton Bassett is approximately 4 miles to the north and provides a good range of everyday amenities, while Marlborough, around 12 miles to the south-east, offers a wider choice of social, cultural and recreational facilities. Swindon is approximately 10 miles to the north-east, providing a comprehensive range of services together with frequent high-speed rail services to London. The M4 motorway is also readily accessible at Junction 16, approximately 7 miles away.

The surrounding area is rich in history and beautiful countryside, with several Areas of Outstanding Natural Beauty within easy reach, providing excellent opportunities for walking, riding, cycling, shooting and fishing.



Old Farm House, Preston, Chippenham, SN15

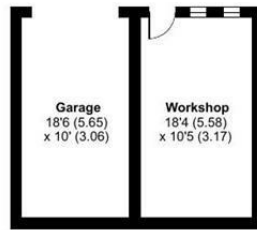
Approximate Area = 2964 sq ft / 275.3 sq m

Garage = 186 sq ft / 17.2 sq m

Outbuildings = 541 sq ft / 50.2 sq m

Total = 3691 sq ft / 342.7 sq m

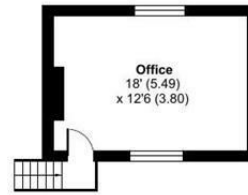
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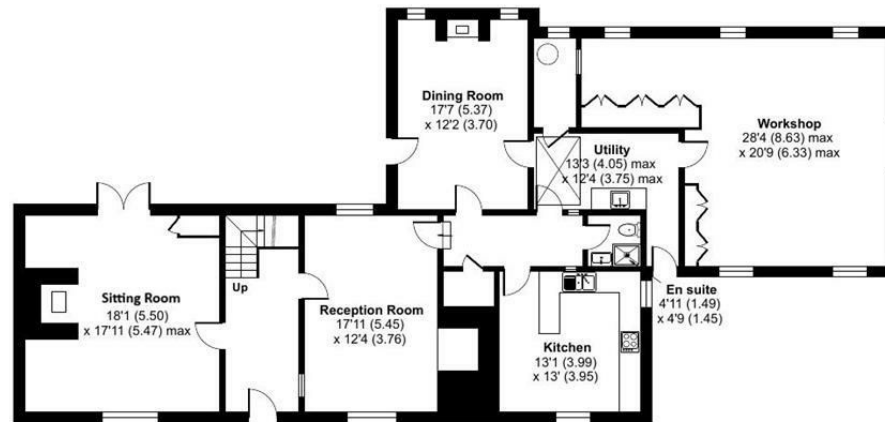
GARAGE / OUTBUILDING 1



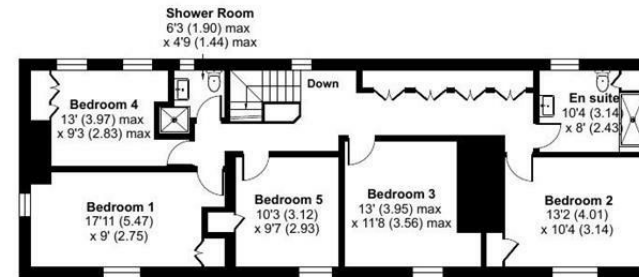
OUTBUILDING 3



OUTBUILDING 2



GROUND FLOOR



FIRST FLOOR

Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nchecom 2026. Produced for Strakers. REF: 1500603

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