







Key Features

- Character Property in Need of Re-Furbishment
- In the Heart of the Village Close to Amenities & Mainline Train Station
- Large Sitting Room, Generous Kitchen
- Further Reception that could also Serve as a Downstairs Bedroom
- Further Double Bedroom
- Family Bathroom, Plus Downstairs WC
- Small Courtyard
- No Onward Chain

Location

Tisbury is the principal village in Wiltshire's exceptionally popular and highly sought after Nadder Valley. With beautiful rolling countryside considered widely by many as offering the best walking in the south of England. Simply stunning views coupled with amenities to suit every requirement, it's no wonder that The Sunday Times has voted Tisbury in its Top 5 places to live in the UK since 2014.

Just a short walk away; Tisbury's picturesque, welcoming and thriving High Street is awash with high quality independent shops and services that include a butcher, solicitors, a highly regarded deli, hair salons, a hardware shop, florist, post office, as well as excellent cafés, a wine shop, community leisure centre a pharmacist, dentist and doctors' surgeries to name but a few, Tisbury really does have it all. An excellent primary school is present within the village as well as several very well supported community groups.

The village also offers a mainline railway station that provides services both east and west to Exeter St. Davids and central London respectively with Waterloo being only 1 hour 50 mins away approximately as a direct route. With golf at nearby Rushmore, racing at Salisbury and Wincanton and Messums Art Gallery occupying the Tithe Barn within Tisbury itself, the village really does offer something for everyone and brilliant links to other, local activities.

Inside the Home

Brought to the market for the first time in over 20 years, this character property, Located in the heart of Tisbury, on a quiet lane just off of the High Street within close proximity of amenities and the mainline train station.

The accommodation which is in need of refurbishment throughout includes a spacious sitting room, kitchen, additional reception with wood burning stove (subject to checking), which could also provide a second downstairs bedroom, downstairs WC, rear porch, a further large double bedroom and a bathroom.

Externally there is a small courtyard.

Outside Space

The property is located on the Causeway, a quiet lane just off of the High Street, where the front door is located. To the rear there is a small courtyard which can be accessed from both the kitchen and back porch.

Tenure: Freehold | EPC Rating: Awaited | Council Tax Band: A |

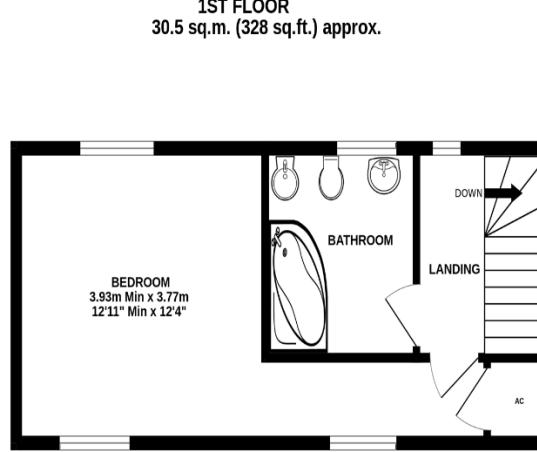
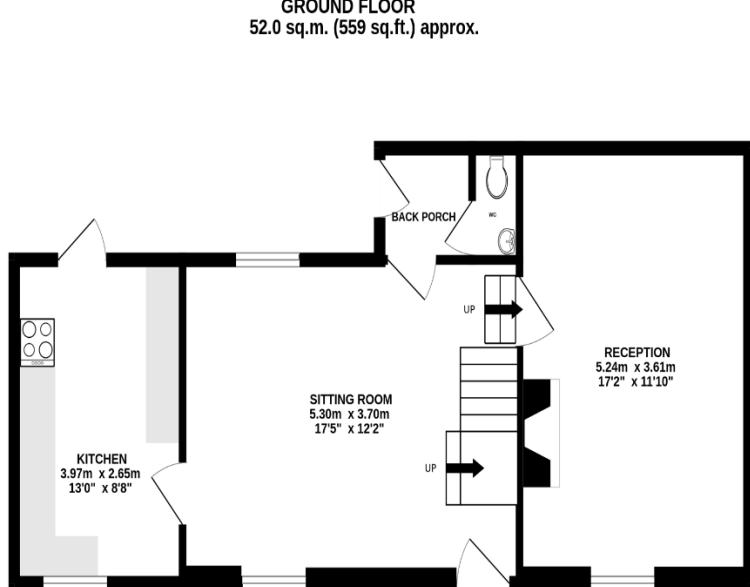
Services: The property is connected to mains electricity, water and drainage. Heating is electric.

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on the
property

Shall We Book You in For a Viewing?

Strictly by appointment only via Boatwrights Estate Agents.

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TOTAL FLOOR AREA : 82.5 sq.m. (888 sq.ft.) 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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24 January 2026