

5 POVEYS PLACE, BISHOPSTONE, SWINDON, SN6 8PE

GUIDE PRICE £375,000





An immaculate double fronted end of terrace house set in the sought after village of Bishopstone. Front garden and secure rear garden, single garage and off-street parking. Much of the house has been refurbished in recent years.

The house sits on Poveys Place, a high quality group of houses, constructed approximately 10 years ago.

Bishopstone is considered to be a premium and sought after village, there is an acclaimed Gastro Pub and Boutique hotel within the village as well as a primary school. The village itself sits on the edge of the North Wessex Downs Area of Outstanding Natural Beauty and the Ridgeway network providing almost unrivalled riding, cycling and riding opportunities.

The house is approached via a quiet tarmac no through road. Parking is to the side of the house and in front of the garage, there is ample off-street parking.

Access into the house is through the recently added front porch, alternatively there is a side gate into the garden which then provides access via the rear.

Entering through the porch into the front hall and immediately to the right is a generous office/snug, to the left there is a good size double aspect sitting room with a wood burning stove, beyond this is the conservatory with heating and lighting which is currently used as a dining room. To the right of the sitting room is the kitchen which looks over the rear garden. There are ample fitted units, electric oven with electric hob, there is an extractor hood above and an integral dishwasher and fridge freezer. The WC is accessed immediately from the front hall.

The first floor has three double bedrooms. The master bedroom has an en-suite shower room and bathroom. The family bathroom has a newly fitted double walk in shower.

There is a garden to the front of the property, the rear garden has been recently landscaped with a sun terrace and

artificial grass for ease of maintenance. The single garage has a pedestrian door leading into the garden. The garage is currently fitted out to provide a utility room (including sink units) and extensive storage space, whilst retaining the ability to house a car.

Bishopstone is a popular village set on the edge of the Ridgeway and Marlborough Downs which both provide almost unrivalled riding, cycling and walking opportunities over an area of outstanding natural beauty. There are a number of popular golf courses within a short drive. The area also offers a wealth of equestrian opportunities. Bishopstone has a very popular primary school, a Forest Pre-school and nursery (Alfresco Nursery) and a well acclaimed gastro pub "The Royal Oak". Bishopstone is an active village with a thriving community.

The nearby market towns of Faringdon, Wantage and Marlborough are all within 12 miles and provides an excellent selection of independent and high street shops. The village of Shrivenham is located just 3 miles away, and offers a range of everyday stores, including two supermarkets, a chemist, a florist, a beautician, a popular artisan delicatessen and café, a doctor's surgery and many popular public houses and restaurants.

Swindon (Paddington 55 mins approx) 7.5 miles, Cirencester 20 miles, Marlborough 11 miles, Oxford 28 miles (a regular Express Bus runs from Shrivenham), Hungerford Station (London Paddington 1 hour approx) 14 miles, Junction 14 of the M4 11 miles, Junction 15 and Great Western Hospital 5 miles away.

#### DISCLAIMER

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Every effort has been taken to ensure that all statements contained within these particulars are factually correct. However, if applicants are uncertain about any relevant point, they are advised to ring this office for clarification. By doing so they may save themselves an unnecessary journey. All measurements given are approximate and are wall to wall unless stated otherwise.

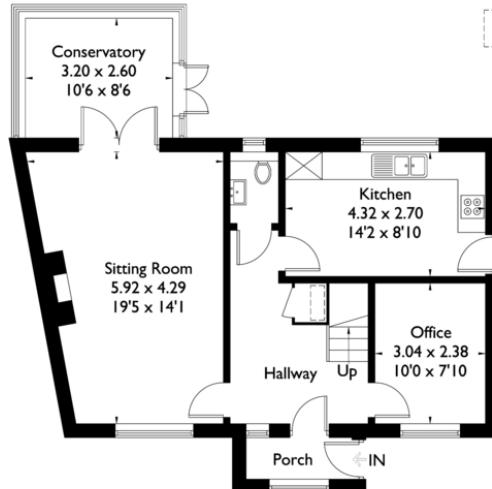
**Viewing strictly through sole agents Kidson-Trigg**

**01793 781937**

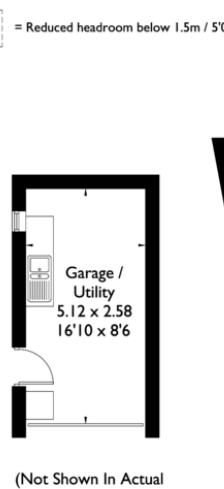


## 5 Povey Place, Bishopstone, Swindon, SN6 8PE

Approximate Gross Internal Area = 122.5 sq m / 1318 sq ft  
 (Excluding Void)  
 Garage / Utility = 13.4 sq m / 144 sq ft  
 Total = 135.9 sq m / 1462 sq ft



Ground Floor



First Floor



- Double fronted 3 bedroom house
- Immaculate condition
- Front garden and secure rear garden
- Off-street parking
- Single Garage
- Sought after village with Primary School
- Gastro Pub and Boutique Hotel in the village
- Extensive riding, walking and cycling in the immediate vicinity
- Edge of Area of Outstanding Natural Beauty
- Wood burning stove

FLOORPLANZ © 2018 0203 9056099 Ref: 218814

This plan is for layout guidance only. Drawn in accordance with RICS guidelines. Not drawn to scale unless stated. Windows & door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes & compass bearings before making any decisions reliant upon them.