



**FOXBURY PLACE
GREAT BEDWYN**

Carter Jonas

13 FOXBURY PLACE, GREAT BEDWYN, MARLBOROUGH, SN8 3PL

AMENITIES

- Sitting room
- Kitchen
- Conservatory
- Two bedrooms
- Bathroom
- Parking
- Chain free
- Development for the over 55's

SITUATION

Foxbury Place is situated in the middle of Great Bedwyn, a popular and sought-after village. It is located within an Area of Outstanding Natural Beauty and a Conservation Area on the edge of Savernake Forest. The Kennet and Avon canal runs through the village and there are wonderful countryside walks on the doorstep. The village has a station, shop and post office (with bakery), doctor's surgery and public house.

The market towns of Marlborough and Hungerford offer a more comprehensive selection of shops and leisure facilities, with Swindon being 18 miles away. There is a train station in the village with services to London Paddington (c70 minutes).

DESCRIPTION

13 Foxbury Place is a spacious and well-designed semi-detached bungalow, specifically designed for those aged 55 and over. Built in 1985 of brick under a tiled roof.

The property has a welcoming and good-sized entrance hallway with a large walk-in coat/storage cupboard. Well-proportioned throughout, the property enjoys a good-sized sitting/dining room with a bay window to front and doors leading to a conservatory.

The kitchen is fitted with a range of units and overlooks the rear patio garden. The property has two bedrooms, a bathroom and a generous storage cupboard. A Lifeline alarm system is fitted within the property, whilst launderette facilities are available in the central complex. The property would benefit from some redecoration and updating.

OUTSIDE

The property is approached via a courtyard garden. There is access to the communal gardens which are fully maintained as a part of the service charge. The front is paved with a mix of shrubs with a retaining picket fence. The private rear garden is laid to patio with a raised border.

LOCATED IN THE HEART OF THIS POPULAR WILTSHIRE VILLAGE, THIS IS A WELL PROPORTIONED TWO BEDROOM BUNGALOW WHICH BENEFITS FROM ALLOCATED PARKING AND A PRIVATE PATIO GARDEN TO THE REAR.



TENURE Leasehold (999 years from 24 June 1986)

EPC BAND D.

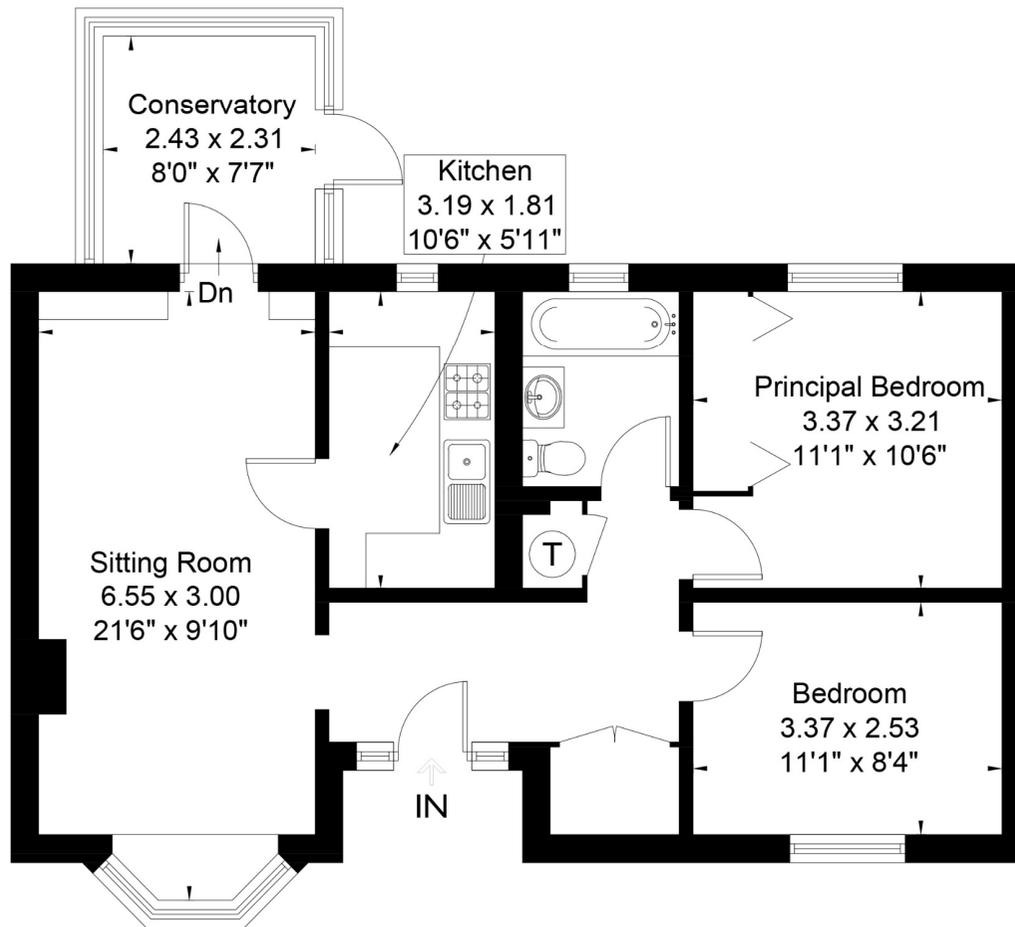
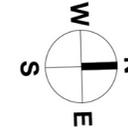
GUIDE PRICE: £250,000 (Subject to Contract)

VIEWING ARRANGEMENTS: By appointment with the Marlborough Office



Classification L2 - Business Data

Foxbury Place, Great Bedwyn, Marlborough, SN8
Approximate Area = 701 sq ft / 65.1 sq m



Ground Floor

Surveyed and drawn in accordance with the International Property Measurement Standards
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IMPORTANT INFORMATION

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