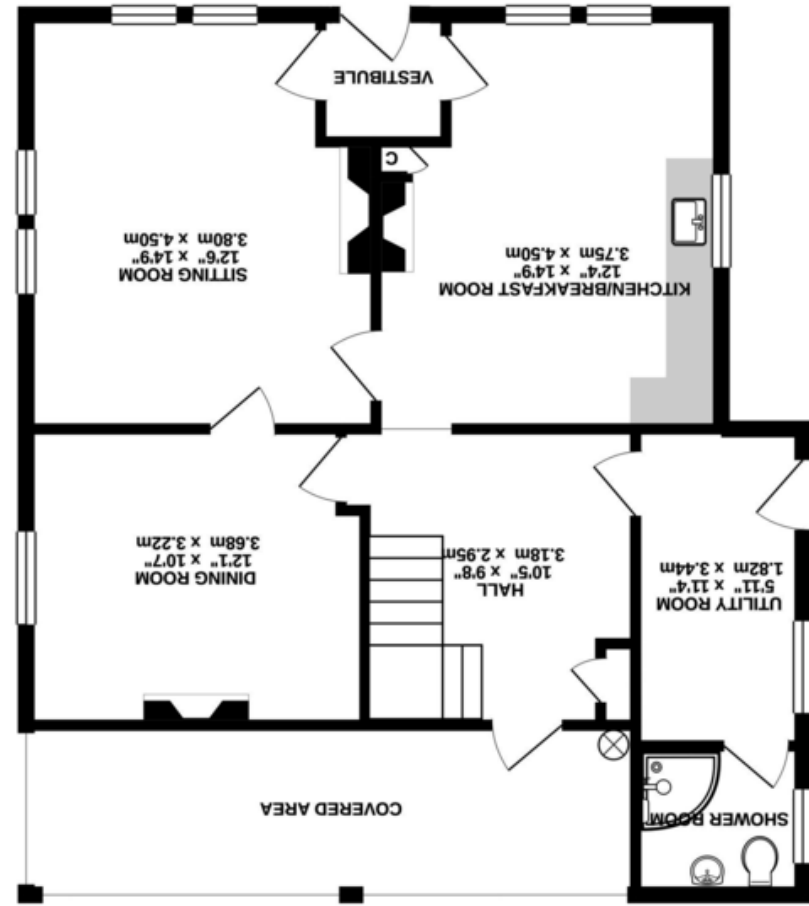


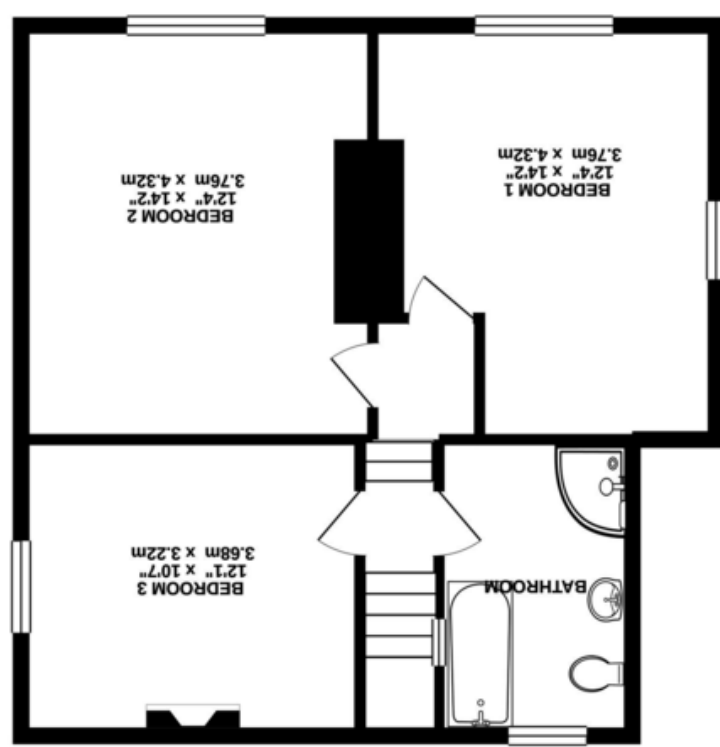
Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to check the measurements

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 or omission of this 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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TOTAL FLOOR AREA: 1421 sq. ft. (132.0 sq. m.) approx.



GROUND FLOOR
825 sq. ft. (76.7 sq. m.) approx.



1ST FLOOR
596 sq. ft. (55.4 sq. m.) approx.



5 Lanes End, Gastard, Gastard, Corsham, Wiltshire, SN13 9QS

David Ingram
RESIDENTIAL

5 Lanes End, Gastard, Gastard, Corsham, Wiltshire, SN13 9QS

- Detached period property
- Extensively upgraded
- Newly fitted bathroom and shower room.
- Dual aspect kitchen/Breakfast room
- High quality oak flooring and woodwork throughout
- Three double bedrooms
- Sitting room and separate dining room
- NO ONWARD CHAIN

Guide Price £550,000

Situation and Description

An extensively upgraded and extended detached period property which offers light and versatile accommodation, gardens to the side and rear, ample off street parking and NO ONWARD CHAIN. The property enjoys an elevated position on a country lane in the popular village of Gastard with fabulous views to the front over neighbouring fields.

The accommodation on offer comprises entrance vestibule, dual aspect sitting room with feature fireplace, dining room, dual aspect kitchen/breakfast room with newly fitted units, utility room with shower room off, spacious hall with attractive oak staircase, three double bedrooms and a superb bathroom with newly fitted four piece suite.

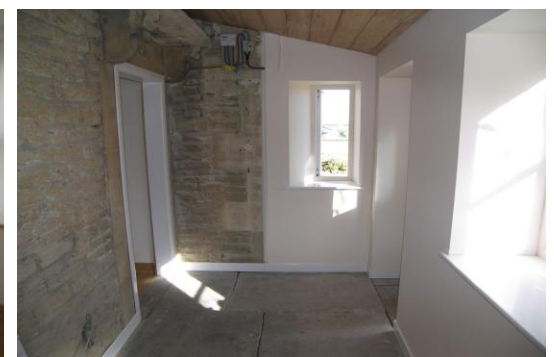
Externally there are lawned gardens to the side and rear which enjoy a good deal of privacy and wonderful views over the surrounding countryside. The rear garden is enclosed by attractive dry stone walling and has a covered seating area with paved patio.

Parking

Block paved driveway to the side of the property for parking numerous vehicles.

The property has been extensively upgraded in recent years and now benefits from oil fired central heating, high quality oak flooring, newly fitted kitchen and bathrooms, newly fitted windows (some of which are sash windows) and redecoration throughout.

Gastard is a popular village with amenities including a public house, village hall and recreation ground, and is within walking distance of Corsham, which has an excellent range of restaurants, pubs and shops. The National Trust village of Lacock is also close by. There is excellent access to Junction 17 of the M4, which is approximately 15 minutes' drive away and Chippenham (approximately 4 miles) with mainline railway station to London Paddington (1 hour, 10 minutes). The World Heritage City of Bath lies approximately 9 miles away.



Directions

From our office in Corsham turn left onto Pickwick Road. At the roundabout follow the road to the right and continue over the next roundabout following this road for approximately a mile into the village of Gastard. As you approach The Harp and Crown public house bear slightly left onto Lanes End, follow this road for approximately 200 metres and the property can be found on the right hand side.