



The Old Barn Urchfont | Devizes | Wiltshire | SN10 4SL

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WALLIS

A stunning period barn conversion with vaulted ceiling and full height windows set in a desirable village location.



SITUATION

Urchfont is the quintessential beautiful English village. It is situated in the famous Pewsey Vale surrounded by rolling downland and unspoiled, open countryside. There is a community shop/post office, farm shop and hair salon. There is also excellent schooling locally, both state and private. The village offers a range of social pursuits, including popular village pub and hall that hosts an incredible number of social clubs and societies. For sports enthusiasts, Urchfont boasts Badminton, Football, Tennis and Cricket Club.

The historic market town of Devizes lies 6 miles away offering a range of retail, commercial and leisure facilities. Pewsey, approximately 10 miles away has a mainline railway to London, Paddington (56 minutes).

DESCRIPTION

The Old Barn is a beautiful period barn conversion with high vaulted ceilings and full height windows. The principal reception room, filled with natural light, has exposed oak beams and wood detailing. There is a modern, well appointed kitchen leading to a further reception room with sliding doors to secluded patio.





The remainder of the ground floor comprises four well proportioned bedrooms and two bathrooms that all look out to the central courtyard. The bedrooms to the North of the property have separate xxx source and could easily be converted to separate accomadation from the main house.

From the principal reception room, stairs rise to a further bedroom and bathroom along with a galleried landing overlooking the grandeur of the room below.

Outside the central courtyard provides a delightful and exceptionally private outside living space perfect for entertaining on summer evenings. The walled rear garden has been beautifully maintained and landscaped with flower beds around an area of lawn, paved patio areas complimented by timber pergolas, a utility area, and climbing plants. The gardens are a real delight, lovely and private too. The property also has the benefit of its own driveway parking and a double garage.

SERVICES

The property is serviced by mains water, electricity and drainage.

COUNCIL TA

Wiltshire Council Tax band G

VIEWINGS

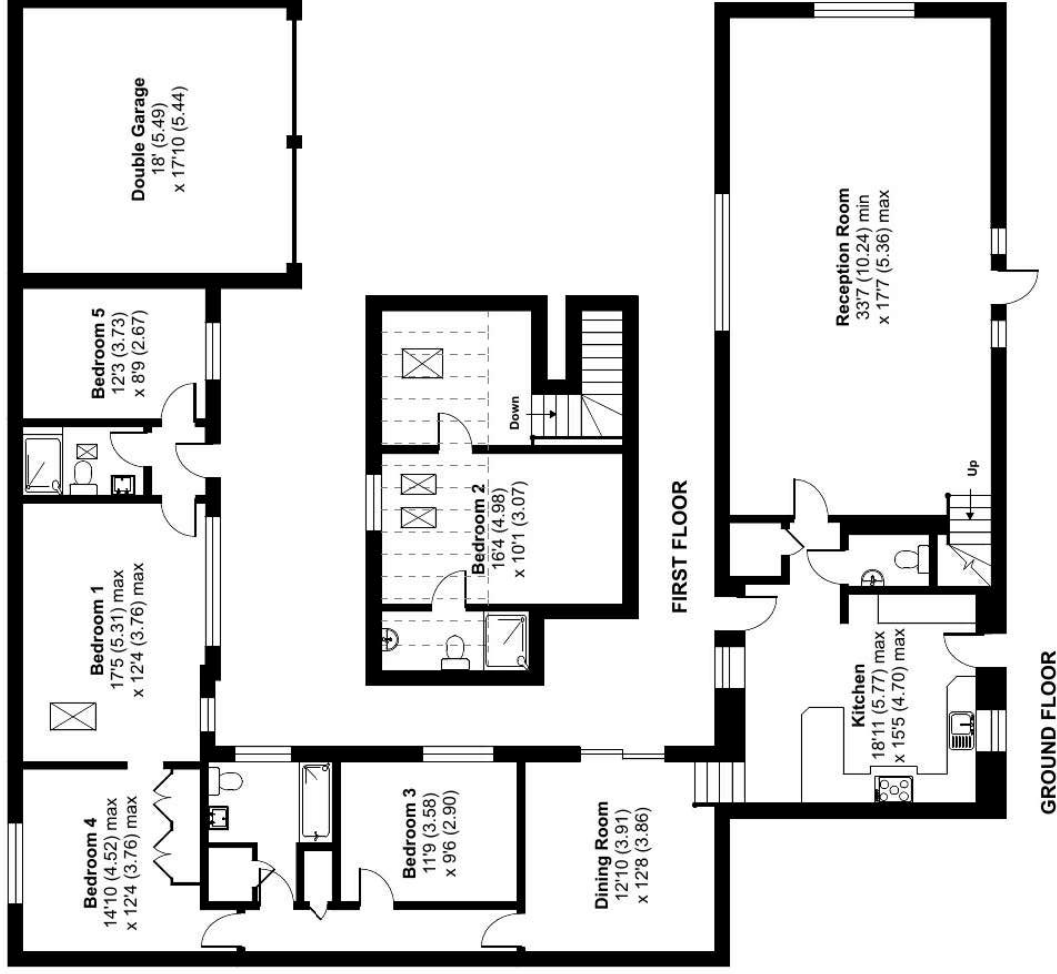
All viewings are by appointment only and arranged through the Marlborough Residential department on 01672 515 252 or [marlborough w.co.uk](http://marlborough.w.co.uk).



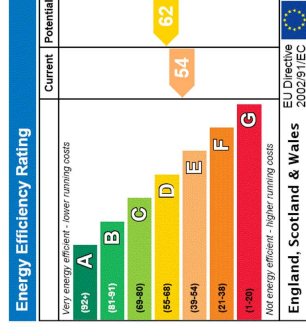
Cuckoo Farmyard, Urchfont, Devizes, SN10

Approximate Area = 2082 sq ft / 193.4 sq m
 Limited Use Area(s) = 176 sq ft / 16.3 sq m
 Garage = 321 sq ft / 29.8 sq m
 Total = 2579 sq ft / 239.5 sq m

For identification only - Not to scale



Denotes restricted head height



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). ©nichcom 2024.
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AGENT'S NOTES

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4-5 Hugghenden Yard | High Street | Marlborough | SN8 1LT
01672 515252 | arlborough w-w.co.uk
w-w.co.uk