

Heddington Wiltshire



A distinctive Grade II Listed period home occupying an idyllic, remote position, comprehensively renovated throughout and commanding spectacular views.

FIELD COTTAGE HEDDINGTON CALNE WILTSHIRE SN11 0PH

- Exceptionally Well-Presented Detached Family Home
- Fabulous Rural Setting With No Neighbours
- Far Reaching Countryside Views
- Generous Cottage Gardens Of About 1/3 Acre
- Thoughtfully Renovated & Tastefully Extended
- Spacious & Flexible Layout Of Over 2200sqft
- 4 Double Bedrooms
- 2 Refitted Bathrooms & Luxurious En Suite Shower Room
- 3 Charming Reception Rooms
- Stylish Bespoke Contemporary Kitchen
- Ample Parking
- No Onward Chain

GUIDE PRICE £925,000



DESCRIPTION

A most attractive character cottage believed to date back in part to 1600, but creatively extended in the last couple of years and extensively renovated to an exceptional standard throughout. 'Field Cottage' blends period charm and features, with a luxurious and stylish modern finish. The enviable location is ideal for anyone wanting to 'get away from it all' with tranquility and countryside the key selling points, plus no neighbours.

The spacious layout includes 3 delightful reception rooms; a contemporary family room with a log burner and bi folding doors in the modern extension, plus a characterful dining room and sitting room with exposed beams and an additional log burner in the old part. A stunning bespoke kitchen features stone flooring and quartz worktops plus a range of quality integrated appliances. A useful boot room and a beautiful, refitted family bathroom complete the ground floor.

On the first floor there are four double bedrooms (accessed by 3 separate staircases), a refitted 'Jack & Jill' ensuite shower room and WC plus a contemporary family bathroom. All the bedrooms have their own lovely individual characteristics and take in the wonderful rural views.

Outside, the cottage has wonderful established gardens with colourful borders, seasonal plants and mature shrubs plus an extended Indian sandstone sun terrace. There are two useful timber sheds plus a large wood store. The garden enjoys complete privacy as well as various area to sit, relax and take in the spectacular countryside all around the property.

SITUATION

The property is located in an incredible setting, up a long 'Restricted Byway' on the edge of the village, far away from any neighbours in a completely rural position with enviable far reaching views across fields. The Anglo Saxon village of Heddington is situated within the fabulous Marlborough Downs. The village offers a Public House, Primary School and Church and is located within perfect countryside for dog walkers and horse riders. The Georgian City of Bath is only a short drive away, as are Salisbury and Marlborough. Even closer is Devizes, the central market town of Wiltshire, home to quaint courtyards, alleyways and all sorts of craft and specialist shops. The village is also famous for its annual Steam Rally & Country Fair.

PROPERTY INFORMATION

Freehold. Council Tax: Band E.

Services: Oil fired central heating plus a couple of electric radiators and 2 wood burners.

Mains water and electricity. Private drainage via a septic tank.

Grade II Listed and set on the very edge of the National Landscapes.

DIRECTIONS

What 3 Words: [bugs.glorified.drunk](https://www.what3words.com/)

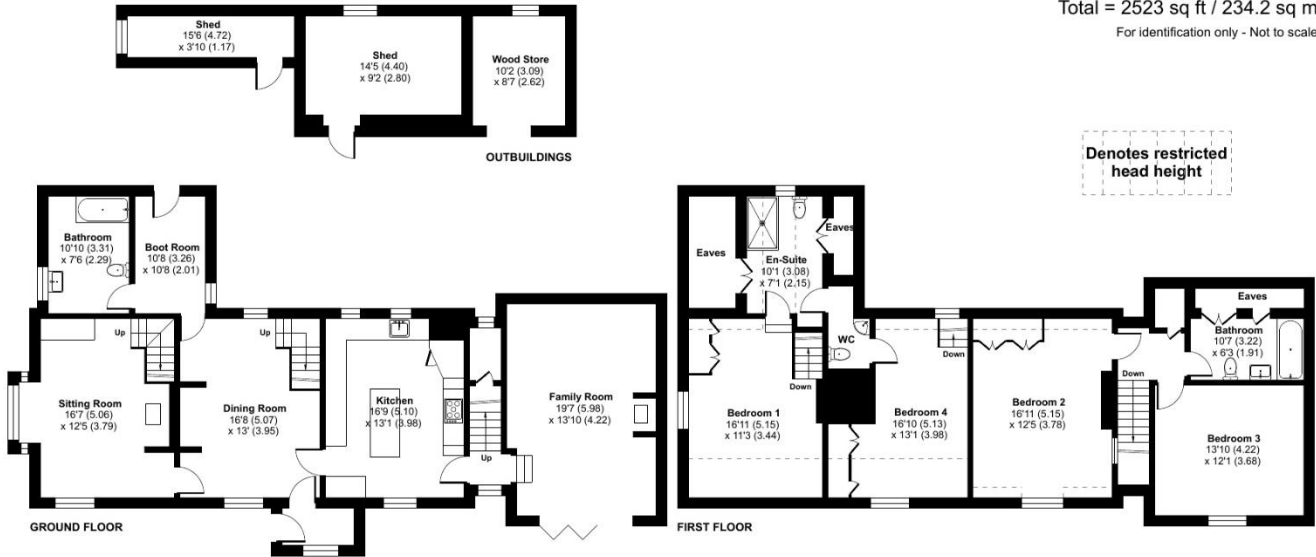
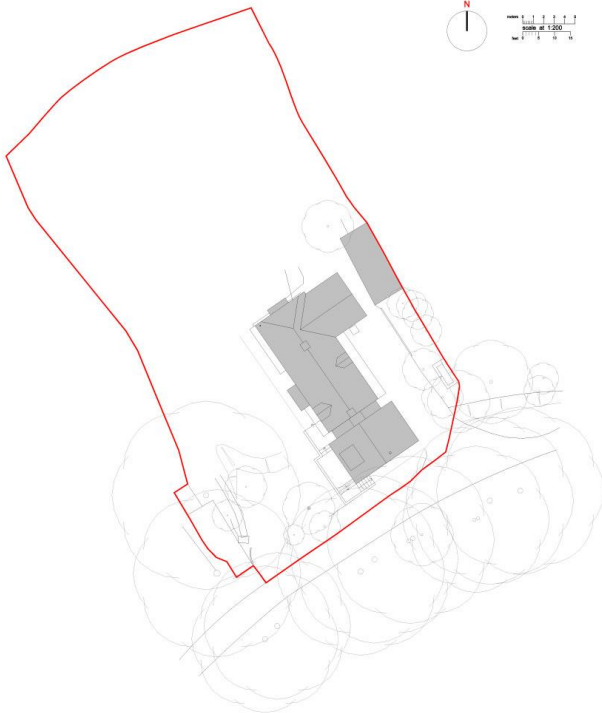




Field Cottage, Heddington, Calne, SN11

Approximate Area = 2058 sq ft / 191.1 sq m (excludes eaves)
 Limited Use Area(s) = 186 sq ft / 17.2 sq m
 Outbuildings = 279 sq ft / 25.9 sq m
 Total = 2523 sq ft / 234.2 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, incorporating International Property Measurement Standards (IPMS2 Residential). © nchecom 2026. Produced for Strakers. REF: 1467298

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