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22 St. Georges Court, Semington, Trowbridge, BA14 6GA

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⑨ 22 St. Georges Court, Semington, Trowbridge, BA14 6GA

∅ Guide Price £265,000

An immaculately presented, two-storey home situated in this stunning Grade II Listed conversion along with parking for two cars and access to beautifully manicured communal gardens.

- Beautifully Presented
- Own Front Door
- Three Bedrooms
- Kitchen/Diner
- Reception Room
- Parking For Two Cars
- Communal Gardens
- Vendor Suited

∅ Leasehold - Share of Freehold

∅ EPC Rating



St Georges Court originally dates back to the late 1830's and was designed by renowned architect H.E. Kendall. It was originally built as a workhouse and then transitioned into St George's Hospital. In the early 2000s it underwent a sympathetic restoration transforming the building into residential homes.

The property offers excellent accommodation over two floors. Accessed via its own front door, entering the home you are greeted by the entrance hall with cloakroom as well as a useful boot and coat cupboard. The reception room is beautifully proportioned with windows overlooking the front and back of the property which floods the room with natural light. Plantation shutters have been installed to the windows adding to the charm of this stunning space. The superb kitchen/diner has been installed with sleek units and integrated appliances including dishwasher, washing machine, double electric fan oven and electric hob with extractor hood above. The first floor offers three bedrooms with stunning ceiling height throughout. The principle bedroom is well appointed and boasts fitted cupboards and an ensuite shower room. The second bedroom spans the length of the home and has fitted cupboards also with charming views overlooking the communal gardens. The main bathroom has been tastefully finished with a modern suite.

Externally there are two allocated parking spaces along with beautifully maintained landscaped gardens.

Situation

St Georges Court occupies a lovely position just off the High Street of the popular village of Semington. The village itself has an excellent primary school, church and village hall with bar and skittle alley. The property has fantastic access to open countryside walks as well as strolls along the famous Kennet and Avon Canal. The nearby county town of Trowbridge is only four miles away and offers three secondary schools, shopping centres, two leisure centres, a train station, whilst the world heritage city of Bath is only 15 miles away and offers more comprehensive facilities. There are excellent private schools including King Edwards, Prior Park and Monkton Combe in Bath, and the well respected Daunstey's School in West Lavington. The mainline train stations of Westbury (7 miles) and Chippenham (10 miles) offer links to London Paddington. A useful website for Semington is: <http://www.semington-village.co.uk/semington-village-hall>.

Property Information

Council tax band; TBC

Tenure; Leasehold - 999 years from 1st January 2001

Service Charge - Approximately £170pcm

Services: Mains drainage, water and electricity

Electric Storage Heaters

EPC Rating; D



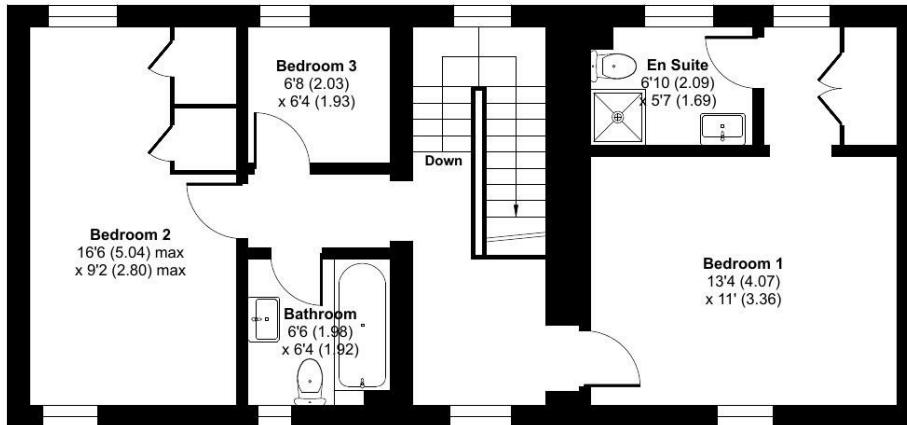
St. Georges Court, Semington, Trowbridge, BA14

Approximate Area = 1286 sq ft / 119.4 sq m

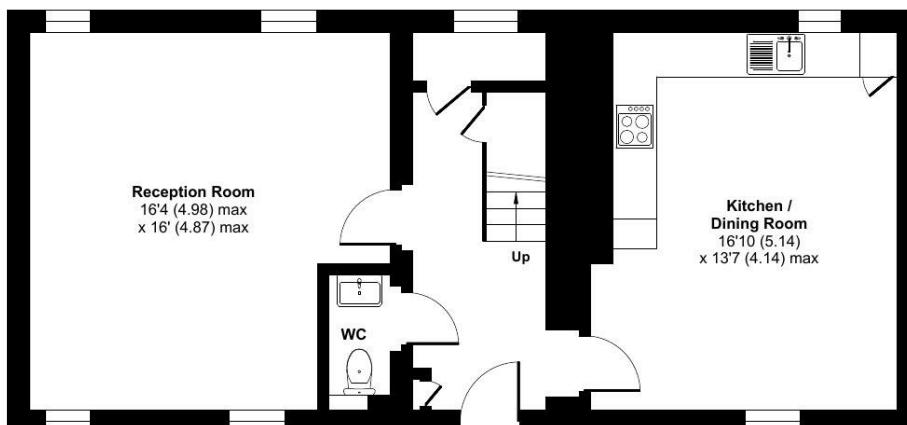
Outbuilding = 37 sq ft / 3.4 sq m

Total = 1323 sq ft / 122.8 sq m

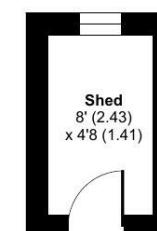
For identification only - Not to scale



FIRST FLOOR



GROUND FLOOR



OUTBUILDING



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). ©nichecom 2026. Produced for Strakers. REF:1398117

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