



📍 3 Barton Way, Corston, Wiltshire, SN16 0JT

🏠 Guide Price £325,000

A beautifully presented three bedroom cottage style home located in this popular village enjoying delightful far reaching rural views.

- Attractive, Stone Fronted, Mid Terrace Home
- Beautifully Presented Throughout
- Three Bedrooms With Built-In Wardrobes
- Good Sized Sitting Room
- Modern Kitchen/Dining Room With Integrated Appliances
- UPVC Double Glazing & Oil Fired Central Heating
- Private, Easily Maintainable Garden
- Driveway Parking For Two Cars
- Far Reaching Rural Views
- Sought After Village Location Close To Malmesbury

🏡 Freehold

🏠 EPC Rating D



A beautifully presented three bedroom cottage style family home, built in 2000 by reputable local builder A.C. Nurden to a high standard and specification. The property offers well proportioned accommodation arranged over two floors comprising a spacious entrance hall with cloakroom, understairs cupboard and door to the rear, a good sized sitting room with feature fireplace and a superb kitchen/dining room with an excellent range of modern units, integrated appliances and french doors opening onto the rear garden. The first floor boasts two generous double bedrooms with built in wardrobes, a single bedroom and a beautifully appointed family bathroom with a bath and separate shower. There is access from bedroom three via a down ladder to a large, useful fully boarded space. To the rear there is a pretty, easily maintainable garden with paved patio and gravelled seating areas, gated access to the side and covered trellis providing a good deal of privacy and seclusion. There is a useful store next to the back door. Block paved driveway for parking two cars, situated directly to the rear of the property.

Situation

Barton Way sits on the rural edge of the popular village of Corston, allowing easy access onto the M4 motorway network. Full of picturesque medieval architecture and the quaint Gauze Brook, a tributary of the River Avon, which meanders through the local countryside; this small village has charm and visual appeal in equal measure. Corston is a small village located midway between the M4 and the historical town of Malmesbury. Situated on the edge of the Cotswolds, surrounded by two branches of the River Avon, it boasts buildings of golden Cotswold stone and beautiful river walks. Famous for its ancient Abbey, independent shops, award winning primary and secondary schools, a Waitrose, charming cosy pubs, friendly cafes, regular farmers' markets and a busy local events schedule. Malmesbury is five miles north of the M4 (Junction 17) so within easy commuting distance of Bristol, Bath, Cheltenham and Swindon. Mainline trains from Chippenham 7 miles and Kemble 10 miles link with London Paddington within approximately 1 hour.

Property Information

Tenure: Freehold

EPC Rating: D

Council Tax Band: C

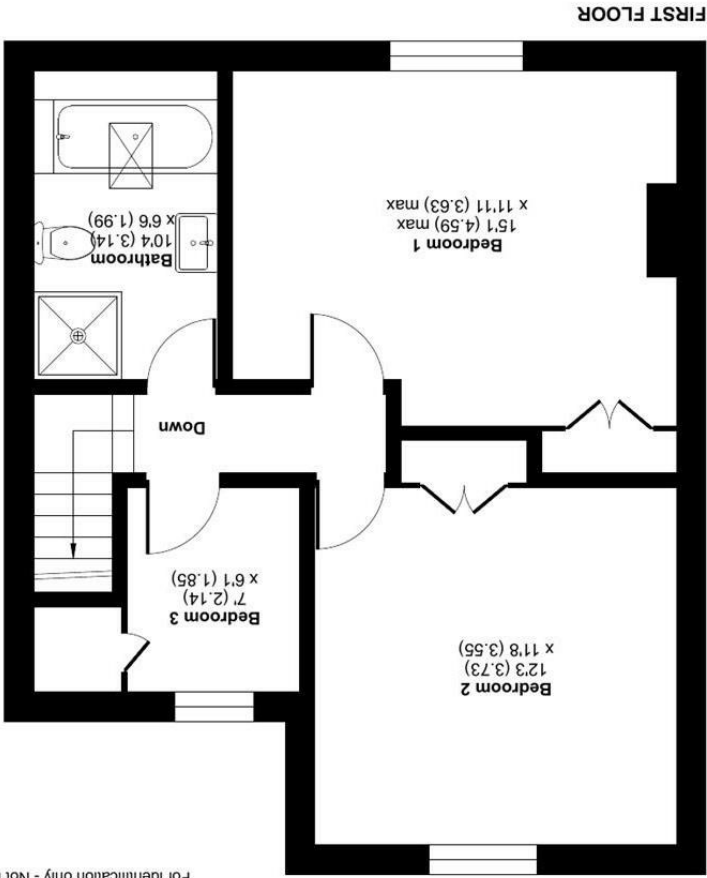
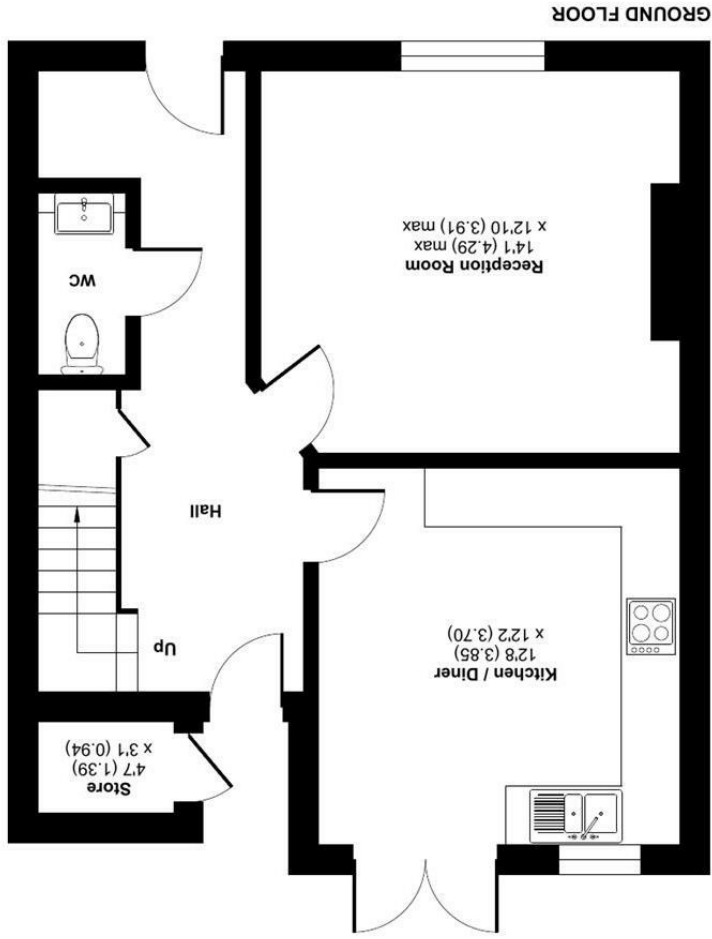
Mains water, electricity and drainage

Oil fired central heating & UPVC double glazing



Disclaimer: These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property. All measurements and distances are approximate only. Your home is at risk if you do not keep up repayments on a mortgage or other loan secured on it.

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Floor plan produced in accordance with RICS Property Measurement 2nd Edition, incorporating International Property Measurement Standards (IPMS2 Residential). © nchecom 2026. Produced for Strakers. REF: 1403453



For identification only - Not to scale

Total = 1036 sq ft / 96.2 sq m

Outbuilding = 14 sq ft / 1.3 sq m

Approximate Area = 1022 sq ft / 94.9 sq m

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