



## Price Guide £750,000

An exceptional detached, unlisted period home of 1,753 sq ft, beautifully set within extensive landscaped gardens and discreetly positioned in the very heart of this highly sought-after village located on the edge of the Cotswolds.

Generous master bedroom with en-suite, 3 further double bedrooms, bright family bathroom. Porch, entrance hall, cloakroom, 3 receptions, large kitchen/breakfast room, utility. Gated driveway with ample parking, garage and workshop, former forge building. Landscaped gardens front and rear – circa ¼ acre.



## The Property

Rich in period character and beautifully refined for modern living, this distinguished detached cottage has been thoughtfully extended and elevated by exceptional landscaped gardens to the front and rear, together approaching a quarter of an acre. A welcoming porch opens into an elegant entrance hall laid with stylish tiled flooring, setting the tone for the character and quality found throughout. The sitting room offers a warm and inviting retreat, centred around a stone fireplace with a multi-fuel stove, while the dual-aspect drawing room flows effortlessly into a beautifully light dining room - an ideal space for both everyday living and entertaining. The ground floor also includes a cloakroom, a well-appointed kitchen/breakfast room and a spacious utility room. Upstairs, the generous principal bedroom features an en-suite bathroom and built-in storage, complemented by three further double bedrooms and a bright family bathroom. The rear garden is a true sanctuary: a paved terrace leads to landscaped lawns framed by mature planting, creating a sheltered and wonderfully private setting. A choice of peaceful seating areas provides perfect spots for relaxation or hosting guests. A gated driveway offers ample parking and leads to a garage and workshop. Raised flower beds frame a charming red-brick outbuilding with attractive stained-glass windows, believed to form part of the original forge. Currently used as a gym, it presents excellent potential for a variety of alternative uses.

## General

Mains water, electric and drainage are connected. The oil-fired boiler is in the utility room and supplies central heating and hot water. Wiltshire Council Band E - £2948.12 for 2026/27. EPC rating E - 50. FTTP available.

## Great Somerford

Great Somerford is nestled on the edge of the Cotswold AONB and is one of North Wiltshire's most desirable and well-connected villages, known for its thriving community and excellent day-to-day

amenities. The village benefits from an outstanding shop/post office, a welcoming public house, and an Ofsted-rated Good primary school and pre-school. For secondary education, the property lies within catchment for the High Performing Academy in nearby Malmesbury. It enjoys excellent regional and national connectivity, with Chippenham station just 15 minutes away with fast services to London Paddington from 64 minutes. Frequent trains run from Chippenham, Kemble and Swindon, while the M4 provides swift access to Bristol, Swindon, Reading and London. Bristol Airport is the nearest, and Heathrow is easily reached along the M4 corridor. The neighbouring village of Little Somerford is home to the highly regarded gastropub The Somerford Arms, while Malmesbury - just a short drive away - offers a wide range of independent shops, cafés and restaurants, along with a Waitrose supermarket. This combination of village charm, strong community spirit and superb connectivity makes Great Somerford an exceptional place to live.

## Directions to SN15 5JG

From Malmesbury head east on the B4042 towards Brinkworth. Turn off right signposted to Little Somerford and at the bottom of the hill bear right to Great Somerford. Continue over the river bridge, into the village and past the War Memorial. The driveway to the property is on your right, shortly before the crossroads.

