



Botany, Highworth, Wiltshire, SN6 7BT

£825,000
(Offers in excess of)

Hanley's

Botany Highworth SN6 7BT

An individually designed and beautifully presented five double bedroom detached property set on a large c.0.3 acre private corner plot in a sought after location just a short level walk from the High Street, with the benefit of far-reaching views towards the Marlborough Downs from the first floor. Approached via five bar gates to a gravel driveway, providing parking for several vehicles, which leads to the double garage and entrance. The property has been extended and stylishly updated to a very high standard throughout by the present owners and now offers in excess of 2500sq ft of flexible accommodation. This comprises of entrance hall, cloakroom, study, living room with French Doors and windows to two sides, a superb and extensively re-fitted kitchen/dining room with central island housing a five ring gas hob with extractor fan over, built-in Bosch appliances and integrated dishwasher. Dual (3 meter) bi-fold doors open onto a decking area and to the landscaped garden. There is a separate utility room with personal access to the double garage. Ground floor bedroom five (currently used as an office) and bedroom four have an inter-connecting door and en-suite shower room, which offer the potential for teenager or parent annexe. To the first floor there is a master bedroom suite with dressing area and en-suite shower room, two further double bedrooms and family bathroom. Further benefits include gas fired radiator central heating, recently fitted double glazing, high quality composite front door, alarm system and perimeter CCTV and ample eaves storage to the first floor. A particular feature of the property are the established landscaped gardens to all four sides which have been lovingly maintained with well stocked borders, numerous flowers, shrubs, soft fruit bushes and trees. Both the patio and decking areas provide space for table seating and lounging. Tucked away in a wooded area is a large metal garden storage shed/tool store, greenhouse and summerhouse. The gardens are not overlooked and are very private.

EPC: C 73

Council Tax Band: E

Tenure: Freehold

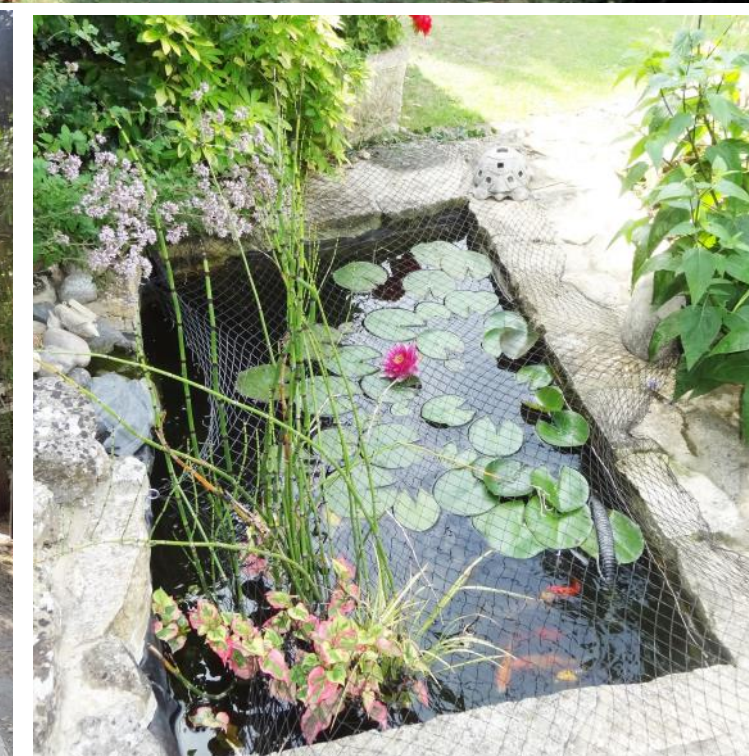
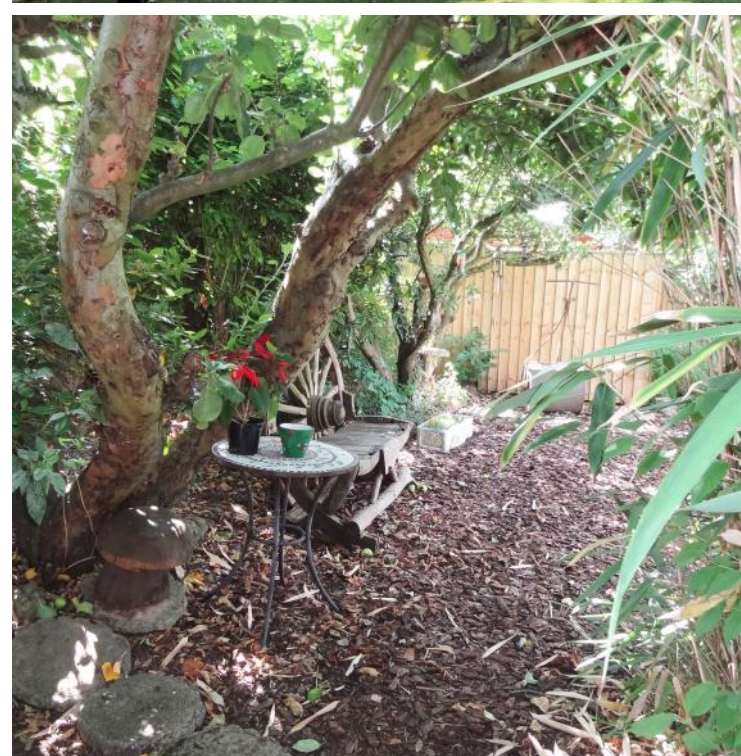


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GROUND FLOOR



1ST FLOOR

