



HIGH STREET, TILSHEAD, WILTSHIRE, SP3 £475,000 FREEHOLD

Winkworth



SUNNYSIDE, HIGH STREET, TILSHEAD, WILTSHIRE, SP3 4SB

This Grade II listed thatched cottage offers original features including wooden beams, exposed brickwork and stunning fireplaces. The Cottage has been updated in recent years, it is immaculately presented and offers deceptively spacious accommodation throughout. In addition, you find a very useful annexe room with a cloakroom attached to the rear of the garage, this could be an ideal fourth bedroom, studio or work from home space.

AT A GLANCE

Ground Floor:

- Kitchen
- Sitting/Dining Room
- Drawing Room
- W/C

First Floor:

- Three Double Bedrooms
- Family Bathroom
- Large Eaves Storage

Outbuilding:

- Garage
- Playroom with W/C

Outside:

- Large Sunny Garden
- Off Street Parking



AGENTS NOTE

- Grade II Listed
- Rethatched within the last 3 years
- The home currently has approved planning for further development and extension, encompassing the garage to create a substantial four/five bedroom home.
- Planning reference- PL/2022/02232

SERVICES

- Mains water, electricity and drainage
- Oil fired central heating
- EPC Exempt
- Council Tax Band E

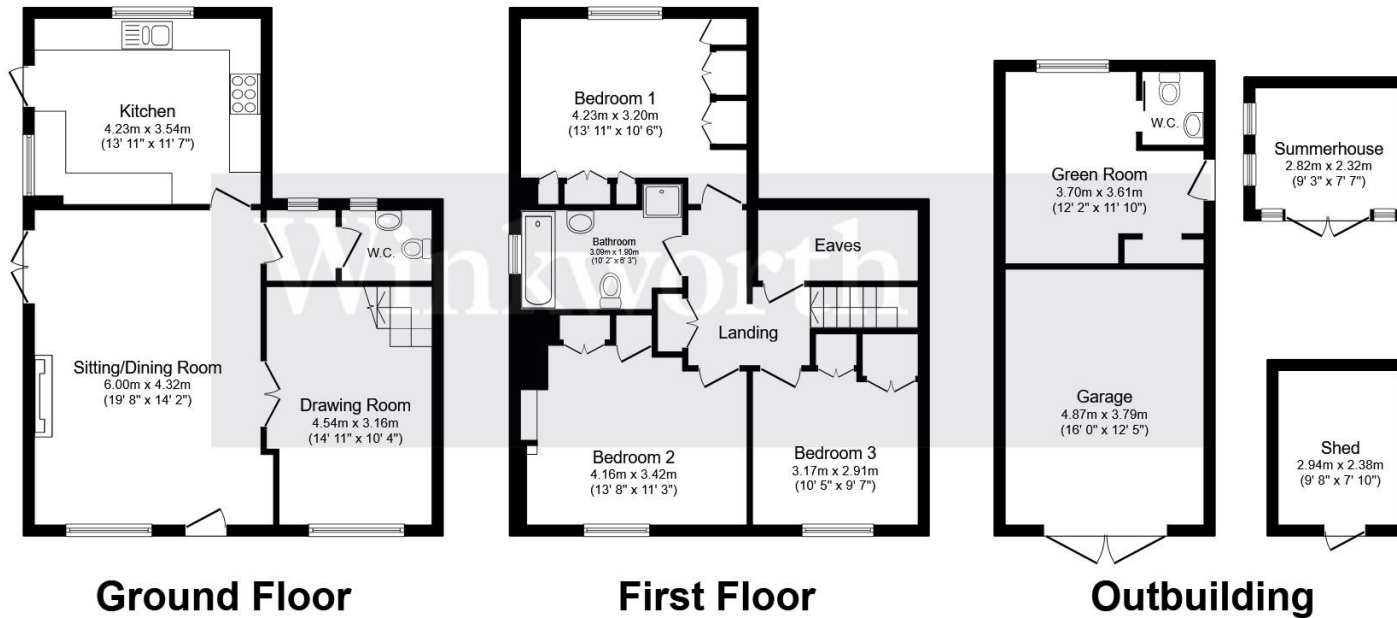
LOCATION

Tilshead is in the heart of Salisbury Plain, 20 Miles north west of the Cathedral City of Salisbury. Close to the village of Shrewton and the towns of Devizes and Warminster. There is pub in the village, primary and nursery schools, two churches, village hall and Petrol station with shop.

DIRECTIONS

From Salisbury take the A360 Devizes Road continue straight over the A303, heading North for about a mile and then take the turning on the left at a T junction to Shrewton/Devizes. Go through the village of Shrewton and continue to Tilshead where the property can be found on the right hand side, towards the end of the High Street.





Total floor area 164.5 sq.m. (1,771 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

Salisbury | 01722 443 000 | salisbury@winkworth.co.uk

winkworth.co.uk

Winkworth wishes to inform prospective buyers and tenants that these particulars are a guide and act as information only. All our details are given in good faith and believed to be correct at the time of printing but they don't form part of an offer or contract. No Winkworth employee has authority to make or give any representation or warranty in relation to this property. All fixtures and fittings, whether fitted or not are deemed removable by the vendor unless stated otherwise and room sizes are measured between internal wall surfaces, including furnishings.

Winkworth