



Tisbury

£300,000

Church Street, Tisbury, Wiltshire SP3 6NH

- Beautifully Presented Two Bedroom Apartment
- Located in the Heart of Tisbury
- Within Close Proximity to Amenities and Train Station
- Part of a Grade II Listed Development
- Large Open Plan Kitchen/Dining Room
- Spacious Sitting Room
- Two Double Bedrooms with Ensuite to Main
- Further Family Bathroom
- Communal Gardens & Allocated Parking
- No Onward Chain
- EPC: Exempt

LOCATION

Tisbury is the principal village in Wiltshire's exceptionally popular and highly sought after Nadder Valley. With beautiful rolling countryside considered widely by many as offering the best walking in the south of England. Simply stunning views coupled with amenities to suit every requirement, it's no wonder that The Sunday Times has voted Tisbury in its Top 5 places to live in the UK since 2014. Tisbury's picturesque, welcoming and thriving High Street is awash with high quality independent shops and services that include a butcher, solicitors, a highly regarded deli, hair salons, a hardware shop, florist, post office, as well as excellent cafés, a wine shop, community leisure centre, a pharmacist, dentist and doctors' surgeries to name but a few, Tisbury really does have it all.

An excellent primary school is present within the village as well as several very well supported community groups. The village also offers a mainline railway station that provides services both east and west to Exeter St. Davids and central London respectively. London Waterloo is approximately 1 hour 50 mins away, as a direct route.

With golf at nearby Rushmore, racing at Salisbury and Wincanton and Messums Art Gallery occupying the Tithe Barn within Tisbury itself, the village really does offer something for everyone and brilliant links to other, local activities.

DESCRIPTION

This is a beautifully presented two storey apartment, a fantastic village residence, located in the charming Grade II Listed Old Brewery development in the heart of Tisbury. The characterful property benefits from stunning views across the village and surrounding countryside and is located within close proximity to local amenities and the train station.

The spacious accommodation includes an entrance hall, two double bedrooms with ensuite to the master with walk-in shower and a bath, bathroom with shower, large sitting room and an open plan kitchen/dining room on the lower floor.





OUTSIDE

The property benefits from an attractive communal courtyard garden area with central water feature and colourful flower bed borders. An archway leads back towards Church Street and a side pathway leads to the rear parking area.

To the rear of The Brewery is a communal parking area where the property benefits from an allocated parking space. In addition is a fantastic view of the neighbouring countryside including the river Nadder and the Church clock tower.

SERVICES

Mains water, electricity and drainage are connected to the property. The heating system is electric.

LOCAL AUTHORITY

Wiltshire Council Tax, Band F.

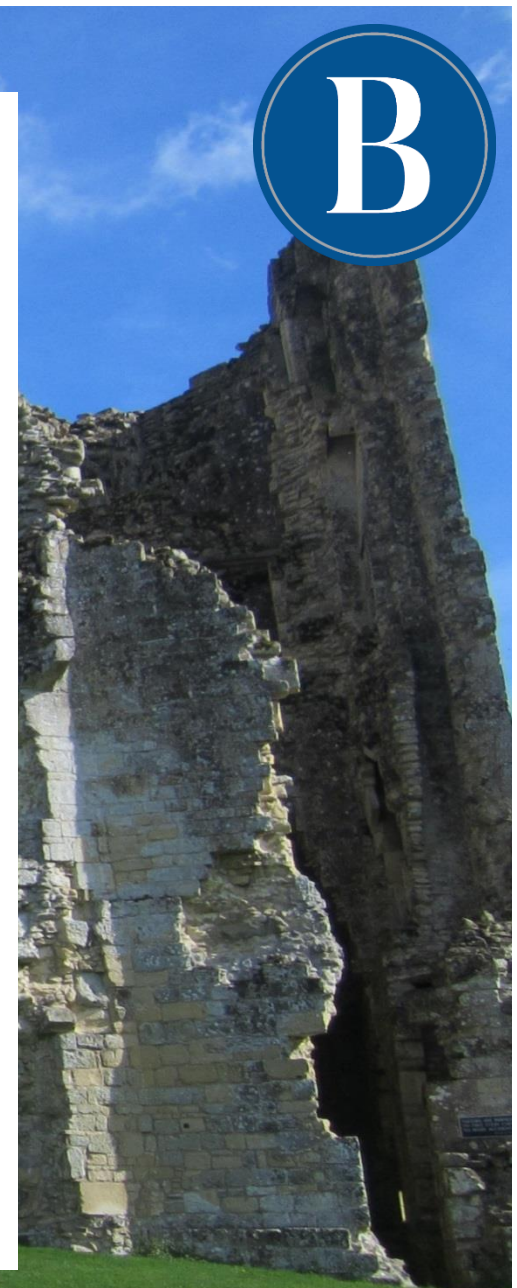
TENURE

Leasehold Lease: 999 years from 1st August 2001 Maintenance Fee: Please call for further information.

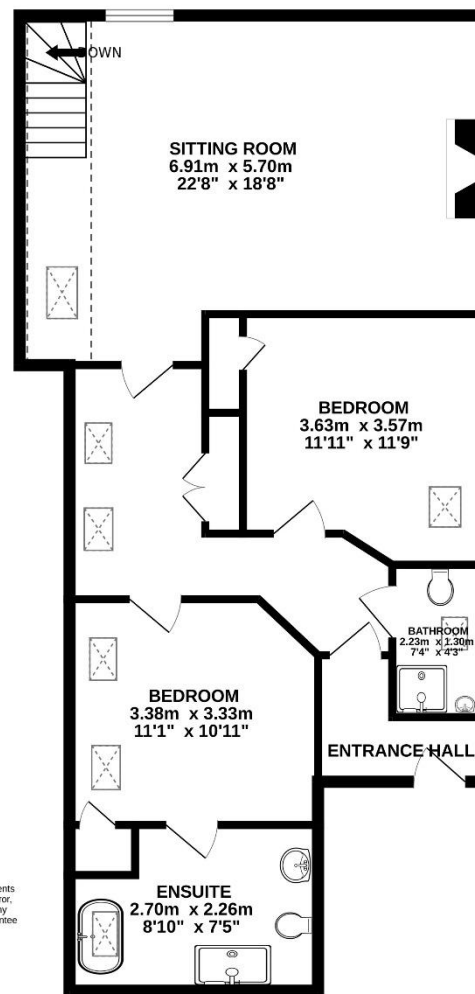
VIEWINGS

Strictly by appointment, only with Boatwrights.
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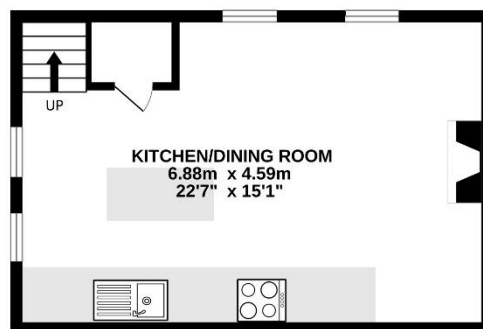




GROUND FLOOR
83.8 sq.m. (902 sq.ft.) approx.



LOWER FLOOR
31.5 sq.m. (339 sq.ft.) approx.



TOTAL FLOOR AREA : 115.3 sq.m. (1241 sq.ft.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Important Notice

These particulars do not constitute or form part of an offer or contract, nor may they be regarded as representations. All interested parties must themselves verify their accuracy. All measurements and the proportions of the floor plans provided are approximate.

28 September 2024

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