



**Foresters House, 6 High Street, Sherston, Malmesbury, Wiltshire, SN16 0LQ**



Grade II Listed Period Village House  
Desirable Village High Street Location  
Beautifully Renovated & Remodelled  
High Quality Bespoke Finishes  
5 Bedrooms, 3 Bathrooms  
3 Receptions  
Open Plan Kitchen/Dining Room  
Large 140ft Sunny Garden  
Outbuilding & Converted Cellar



01666 840 886  
jamespyle.co.uk



4 The Old School, High Street, Sherston, SN16 0LH  
James Pyle Ltd trading as James Pyle & Co. Registered in England & Wales No: 08184953

**Price Guide: £1,750,000**

Approximately 3,838 sq ft

*'Beautifully renovated and remodelled with high quality bespoke finishes, a substantial Grade II Listed period home occupying a prime position on Sherston's sought-after High Street'*

## The Property

Foresters House is one of the finest Grade II Listed properties found on Sherston High Street occupying a prime position in the very heart of this sought-after village just a stone throws away from amenities. Believed to have been built in 1710, the property was formerly the Foresters Arms Inn and displays a prominent facade with a colour-washed rendered elevation, gabled stone slate roof and an ornately carved stone shell hood above the central doorway. Over the last few years, the property has undergone a stunning renovation and remodelling completed by highly-reputed builders Chappell & Dix. The accommodation has been sympathetically enhanced using exceptionally high-quality fittings including bespoke panelling, joinery and solid flooring whilst retaining much of its original charm and character.

The substantial family sized accommodation spans over three floors with a useful converted cellar below and extends in all to around 3,667 sq.ft featuring generously proportioned rooms with high ceilings in the principle part of the

house typical to the era. The ground floor boasts ample living space comprising two front reception rooms, an inner hallway with stairs up, and a magnificent bespoke kitchen open plan to the newly added dining room and adjoining the living room which has bi-fold doors spilling into the sunny garden. On the first floor, there are four bedrooms whilst the top floor has a further double bedroom. The two principal bedrooms have an en-suite shower rooms in addition to a family bathroom located off the landing complete with both a shower and bath. The converted cellar now offers a utility room, wine store and further storeroom.

The large 140ft garden is a notable feature of the property enjoying a sunny south-east facing aspect and a good degree of privacy enclosed by stone walling. The garden has been beautifully re-landscaped with a large patio terrace for outside dining, central lawn bound by vibrant flower bed borders and a further sun terrace at the far end. The property has the rare feature of side access from the High Street leading to a detached stone former garage offering versatile potential for a workshop, home office or gym.



## Situation

The beautiful, ancient and much sought after village of Sherston with its broad High Street and historic stone houses is set in an Area of Outstanding Natural Beauty conveniently located on the edge of the Cotswolds. Sherston has a thriving community and offers many facilities, including church, primary school, doctor's surgery, post office & general stores, hairdresser, wine shops and two pubs including the highly regarded 16th century Rattlebone Inn, with its excellent food and friendly atmosphere. The facilities and amenities in Sherston more than adequately provide for everyday need with a whole host of societies and clubs meeting on a regular basis offering entertainment and social events for young and old alike.

Schooling locally is second to none, with very good state and independent schools providing transport to and from the village on a daily basis. Close by are the market towns of Malmesbury and Tetbury which are both approximately 5 miles away. Malmesbury is reputed to be the oldest Borough in the country

dating back to the 11th Century. Both towns offer a wider range of shops, services, schooling and leisure facilities. There are main line stations to London-Paddington at Kemble (14 miles) and Chippenham (12 miles) whilst Junctions 17 & 18 of the M4 are both within 15 minutes' drive providing convenient access to Bath, Bristol and Swindon.

## Tenure & Services

We understand the property is Freehold with oil fired central heating, mains drainage, water and electricity.

## Directions

Enter Sherston from Malmesbury and proceed through the village passing the Rattlebone Inn. Shortly after along the High Street locate the property on the left hand side. Sat Nav postcode SN16 0LQ

**Local Authority**  
Wiltshire Council  
**Council Tax Band**  
G £2,546









James Pyle Holdings Ltd and any parties they are acting for hereby give notice that these details are for guidance only and cannot guarantee accuracy of any description, dimension, condition or any required permission for occupation and use. It is not company policy to test any services or appliances in properties offered for sale and these should be verified by the purchaser's solicitors. James Pyle Holdings Ltd will not be liable for any loss arising from the use of these details. No responsibility is taken for any errors, omissions or misstatements within these particulars. It should not be assumed that the property has all the necessary planning, building regulation or other consents. These particulars do not form any part of any offer or contract and must not be relied upon as statements or representations of fact. James Pyle & Co is a trading name of James Pyle Holdings Ltd, registered in England & Wales. Registered number 10927906

**SHERSTON 01666 840 886**  
4 The Old School, High Street, Sherston SN16 0LH

**PAINSWICK 01452 812 054**  
Hoyland House, Gyde Road, Painswick GL6 6RD