



3 Bedroom Cottage Asking Price Of £465,000

Wharf Cottage, Pewsey Wharf, Marlborough Road, Pewsey

mcFarlane  
property.com

## 3 Bedrooms Cottage

Pewsey Wharf

- Detached Cottage
- Three Bedrooms
- Three Reception Rooms

A charming three-bedroom detached cottage pleasantly situated next to the Kennet and Avon Canal close to Pewsey. Wharf Cottage has a well-proportioned and flexible accommodation complimented externally by a mature rear garden and off-road parking. The accommodation comprises two reception rooms, a large kitchen diner, sunroom/ study, and a ground floor family bathroom. A staircase rises from the entrance hall to two first floor double bedrooms and cloakroom. A further staircase rises to an attic room with potential for conversion to a further bedroom subject to building regulation approval.





Pewsey is Just a short drive, with two supermarkets, excellent pubs, bistros, cafés and a bank, doctors' surgery, a dental practice as well as a swimming and sports centre. Pewsey's famous feast and carnival, a village tradition since 1898, is thought to be one of the oldest in Wiltshire. The Pewsey white horse hill figure is located on a steep slope of Pewsey Hill about a mile south of the village, with the Kennet and Avon Canal running to the north. Marlborough lies about 6 miles to the north and Hungerford and Devizes are close by as are cultural and sporting facilities. The railway station in the village has regular services to London Paddington with journey times of about 1hour and 12 minutes. The M4 motorway lies to the north at junction 15 and 14 and the A303 (M3) lies to the south. The property is situated on the southern side of the High Street.





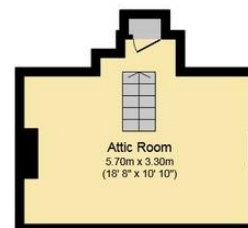
### Ground Floor

Floor area 73.8 sq.m. (795 sq.ft.) approx



### First Floor

Floor area 33.6 sq.m. (361 sq.ft.) approx



### Second Floor

Floor area 21.6 sq.m. (232 sq.ft.) approx

Total floor area 129.0 sq.m. (1,389 sq.ft.) approx

This Floor Plan is for illustration purposes only and may not be representative of the property. The position and size of doors, windows and other features are approximate. Unauthorized reproduction prohibited. © PropertyBOX

**We**   
**where you**  
**LIVE**

Our team are friendly, experienced and are all local. They know it better than they do their own living rooms and can help you find what you're looking for because **we love where we live.**

We would be delighted to show you around this property.

**Because every home needs a personal touch.**

**If you would like to view this property then please get in touch.**

☎ 01672 514380

✉ [marlborough@mcfarlaneproperty.com](mailto:marlborough@mcfarlaneproperty.com)

[mcfarlaneproperty.com](http://mcfarlaneproperty.com)

**mcfarlane**  
property.com

**Cricklade.**  
102 High Street  
Cricklade SN6 6AA  
☎ 01793 751044

**Marlborough.**  
106 High Street  
Marlborough SN8 1LT  
☎ 01672 514380

**Old Town.**  
28-30 Wood Street  
Swindon SN1 4AB  
☎ 01793 296880

**Swindon.**  
The Village Centre,  
Redhouse SN25 2FW  
☎ 01793 296600

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements