

Wren Cottage 57, Upton Lovell, Warminster, Wiltshire, BA12 0JP

£685,000 Freehold

## **Brief Property Description**

The Property is a substantial and beautifully appointed period house that offers light and airy accommodation well suited to family and entertainment living. The accommodation all has good character and a sense of space and in particular the living kitchen provide ample space for dining and is well suited to business family lives. The accommodation also includes a well appointed sitting room, study and generous entrance full the first floor continues in much the same theme with tastefully decorated accommodation which includes five bedrooms and three bathrooms. The principal bedroom enjoys a luxury ensuite and there are further bathrooms and guest facility. The property is a prominent position within its garden plot and enjoys far-reaching views over grounds and towards the banks of the river.

## The Location and nearby Facilities

This sought-after and picturesque village of Upton Lovell is located in the popular Wylye Valley some 16 miles to the North-West of Salisbury and 5 miles South-East of Warminster. Both these larger centres have excellent shopping, social and educational facilities, hospitals and mainline rail stations serving London Waterloo. There are excellent road links via the A36 and the A303. The nearby village of Codford has a minimarket with post office and petrol station , primary school and its own renowned theatre. There is a village pub closeby as well as in nearby villages.











**EPC** 

5

2

2

E













View all of our properties at jordanshomes.co.uk

## **Directional note:**

Leave Salisbury on the A36 toward Warminster passing Codford on the right. Continue for approx 2 miles until reaching the traffic lights at Upton Lovall and turn left into the village. Turn right after approx 100 yards, again towards the village, and follow the road passing the Prince Leopold pub after which Wren Cottage will be found on the left.

Council Tax Band: D

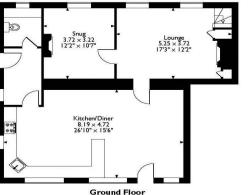
Property reference: 00003276

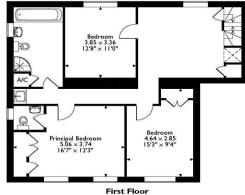
**Viewings:** 

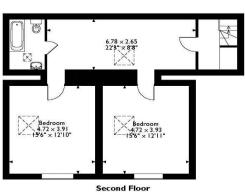
By Appointment only with Jordan &

Mason 01722 441 999

## 57 Upton Lovell, Warminster Approximate Gross Internal Area 232 Sq M/2497 Sq Ft







Please note that the location of doors, windows and other items are approximate and this floorplan is to be used for illustrative purposes only. Unauthorized reproduction is prohibited.

Jordan & Mason 4 St Thomas' Square Salisbury Wiltshire SP1 1BA

jordanshomes.co.uk

Here to help....

Local agent: Giles Vye 01722 441 999











(2)

Fixtures and fittings: a list of fitted carpets, curtains, light fittings and other items fixed to the property which are included in the sale (or maybe available by separate negotiation) will be provided by the seller's solicitors. Important notice: 1. Particulars: these particulars are not an offer or contract, nor part of one. You should not rely on statements by Jordan, Mason and Associates Ltd. in the particulars or by word-of-mouth or in writing ("information") as being factually accurate about the property, its condition or its value. Neither Jordan, Mason and Associates Ltd. nor any joint agent has any authority to make any representations about the property, and accordingly any information given is entirely without responsibility on the part of the agents, seller(s) or lessor(s). 2. Photos, videos etc: the photographs, property videos and virtual tours etc. show only certain parts of the property as they appeared at the time they were taken. Areas, measurements, and distances given are approximate only. 3. Regulations etc. any reference to alterations to, or use of, any part of the property does not mean that any necessary planning, building regulations or other consent has been obtained. A buyer or lessee must find out by inspection or in other ways that these matters have been properly dealt with and that all information is correct. Jordan and Mason is a trading name of Jordan, Mason and Associates Ltd. which is a registered company in England and Wales with registration number 08708615. Our registered office is 4 St Thomas's Square, Salisbury, Wilts SP1 1BA.(01722 441 999)