



SUNDALE,  
NORTH NEWNTON

Carter Jonas



# SUNDALE, NORTH NEWNTON, PEWSEY, WILTSHIRE , SN9 6JU

## AMENITIES

- Sitting room
- Dining room
- Four bedrooms
- Two bathrooms
- Fully fitted kitchen
- Driveway parking
- Garage
- Well stocked garden

## SITUATION

The small hamlet of North Newnton is located close to the villages of Rushall and Upavon which has a village shop, post office, doctors' surgery, golf club and pub. The larger village of Pewsey is only about 3 miles away and has a further selection of shops, a sports centre, secondary school and a train station that offers a service to London Paddington in approximately 70 mins.

More extensive facilities are available in the nearby market towns of Marlborough (11 miles) Devizes (10 miles) and Salisbury (20 miles). The village is on the southern perimeter of the Pewsey Vale amidst lovely rolling countryside which merges into the Salisbury Plain. Communications are excellent with access to the A303 to the south and M4 to the North.

## DESCRIPTION

Located in the popular small hamlet of North Newnton, Sundale is a spacious four-bedroom chalet bungalow of brick elevations under a tiled roof, relieved by double glazed windows. At 1889 square feet, the property offers wonderful proportions and enjoys versatile accommodation throughout.

The property enjoys a light and airy feel and is presented in excellent condition. It is currently set out with two double bedrooms to the front and the well-appointed family bathroom behind.

To the rear of the property is the dining room, fully fitted kitchen and sitting room with French doors leading onto the private rear garden. There is also access off the kitchen to the sizeable garage.

Upstairs there are two good-sized bedrooms (with very handy eaves storage) and a separate shower room.

## A SUBSTANTIAL FOUR BEDROOM CHALET BUNGALOW WITH DRIVEWAY PARKING AND GARAGE.



## OUTSIDE

The house is set behind a five-bar gate and is approached by a brick paved driveway where there is parking for numerous cars and a large garage. The rear garden offers a wonderful space to relax in and is enclosed by closed board fencing and mainly laid to lawn. It has been beautifully landscaped and there are a wonderful selection of mature trees and shrubs and enjoys both a rear terrace seating area and delightful summer house. The property sits in a generous plot of about 0.25 of an acre.

**TENURE** Freehold

**EPC BAND** E.

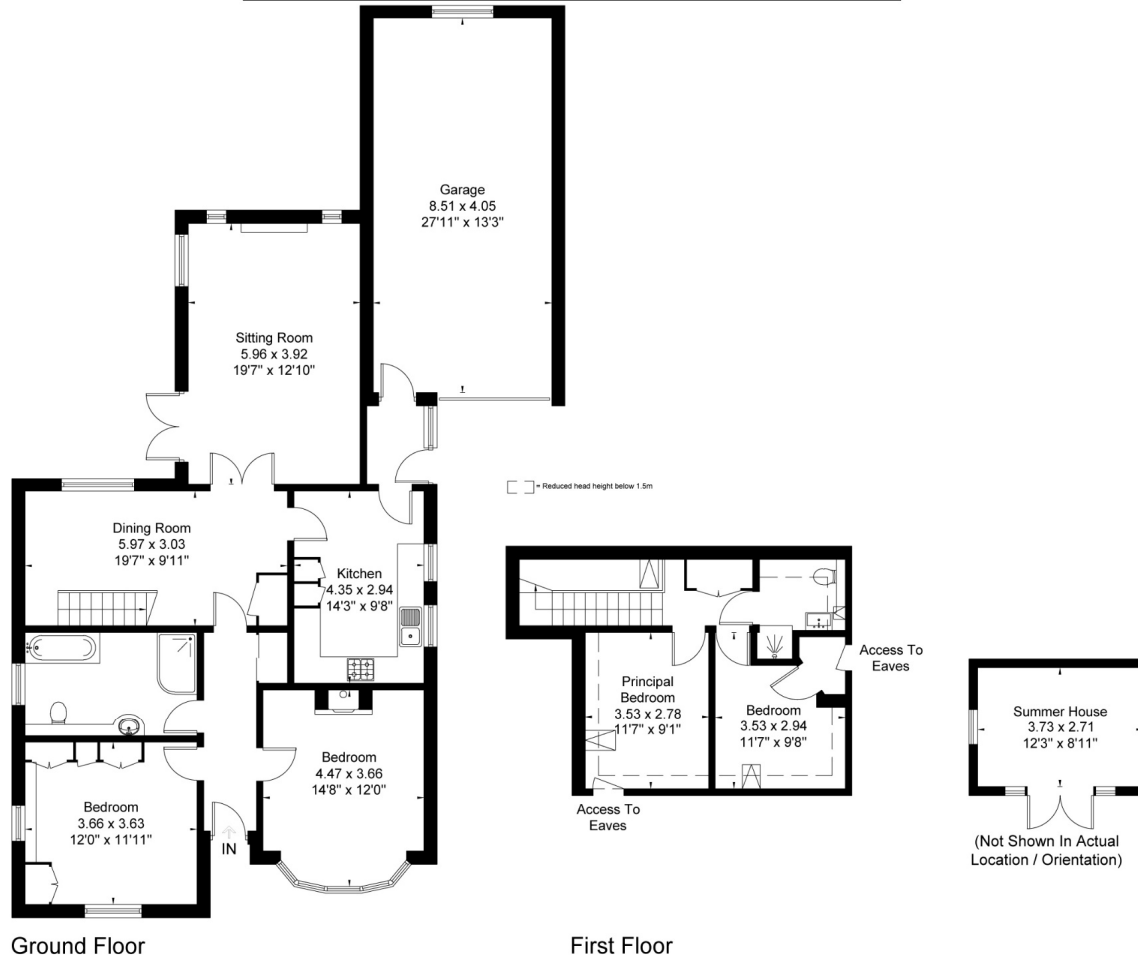
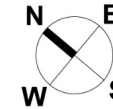
**VIEWING ARRANGEMENTS:** By appointment with the Marlborough Office

**GUIDE PRICE:** £635,000 (Subject to Contract)





Sundale, North Newnton, Pewsey, SN9 6JU  
 Approximate Area = 1889 sq ft / 175.5 sq m  
 Summer House = 109 sq ft / 10.1 sq m  
 Total = 1998 sq ft / 185.6 sq m  
 (Including Garage)  
 Including Limited Use Area (48 sq ft / 4.5 sq m)



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#### IMPORTANT INFORMATION

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