



The Green Marlborough SN8

£1,295 Per Month - Available 19/08/2016

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Beyond your expectations

Rare to the rental market is this beautiful three bedroom cottage located just a short walk from Marlborough town with character features throughout and a courtyard garden.

Three Bedrooms | Two Bathrooms | Living Room | Kitchen Diner | Courtyard | Central Location.

Description

This is a charming three bedroom period house with versatile and well presented accommodation set over four floors and conveniently located on The Green in Marlborough. It is wonderfully quirky, bright and spacious, offering an abundance of period features including wood flooring & original beams, yet also offers the luxury of modern day contemporary living. The main entrance leads from The Green into a useful entrance hall and through to the lovely sitting room with wooden floors, a working woodburner and stairs down to the beautifully appointed kitchen diner with a tiled floor and built-in appliances. There is also access to the very pretty courtyard (which is the perfect size for BBQ's and entertaining) and a separate utility room. On the first floor, there are two double bedrooms,

one benefitting from built-in wardrobes. There is also a well fitted shower room with WC. Up to the second floor there is a master bedroom with built-in wardrobes and a separate gorgeous family bathroom. This house feels historic, loved and contemporary all in one - it really is a rarity to the rental market in Marlborough!



Dining Area



Front Exterior

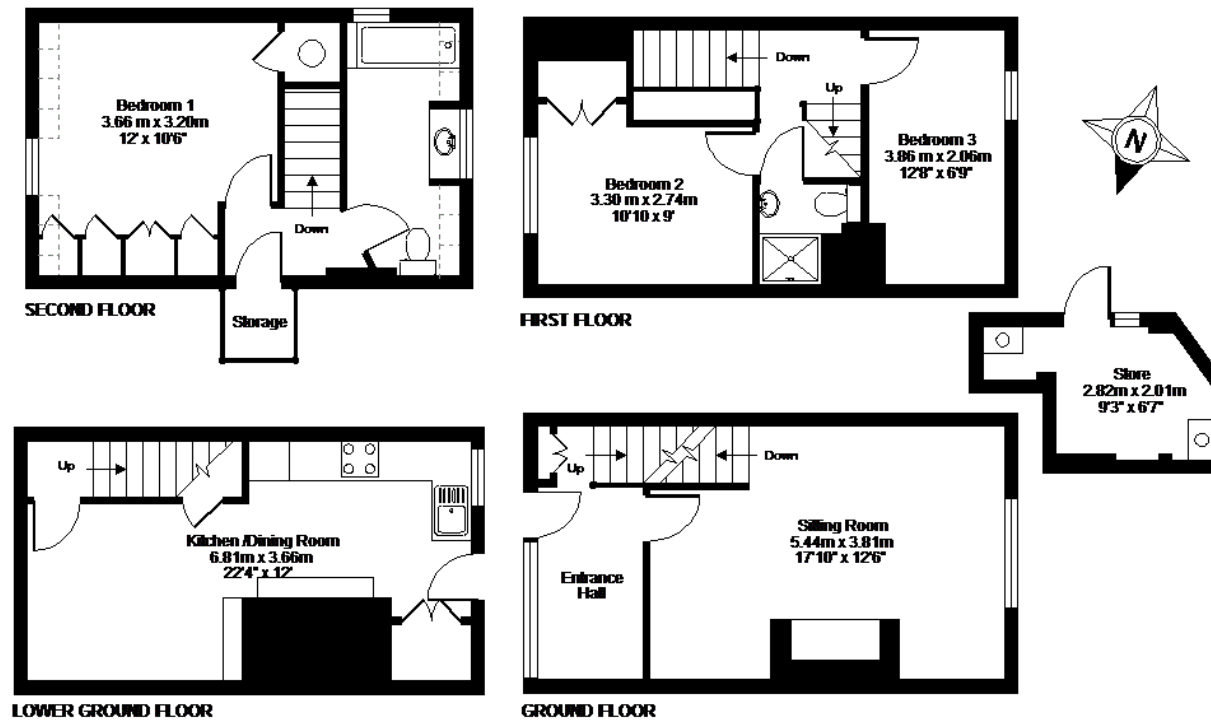
Hamptons Marlborough Lettings

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The Green, Marlborough, SN8

APPROX. GROSS INTERNAL FLOOR AREA 1079 SQ FT 100.2 SQ METRES (EXCLUDES RESTRICTED HEAD HEIGHT, OUTBUILDING & STORAGE)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows and rooms are approximate and no responsibility is taken for any error, omission or misstatement. These plans are for representation purposes only as defined by RICS Code of Measuring Practice and should be used as such by any prospective purchaser. Specifically no guarantee is given on the total square footage of the property if quoted on this plan. Any figure given is for information only and should not be relied on as a basis of valuation.

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For clarification, we wish to inform prospective purchasers that we have prepared these sales particulars as a general guide. We have not verified permissions, nor carried out a survey, tested the services, appliances and specific fittings. Room sizes are approximate and rounded: they are taken between internal wall surfaces and therefore include cupboards/shelves, etc. Accordingly, they should not be relied upon for carpets and furnishings. It should also be noted that all fixtures and fittings, carpeted, curtains/blinds, kitchen equipment and garden statuary, whether fitted or not, are deemed removable by the vendor unless specifically itemised with these particulars.

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