



Stoney Bridge

West Knoyle, Warminster BA12 6AF

A well-presented three bedroom semi-detached bungalow situated in a peaceful, sought-after rural setting, enjoying attractive open countryside views. The property offers well balanced accommodation throughout including mature gardens and is conveniently located near to the towns of Gillingham, Mere and Shaftesbury. EPC Band:- D

£275,000 Freehold





The Property

A well-presented three bedroom semi-detached bungalow situated in a peaceful, sought-after rural setting, enjoying attractive open countryside views.

The property offers well balanced accommodation throughout, featuring a spacious conservatory which is currently used as a lounge/dining room that provides an excellent central living space, ideal for both relaxing and entertaining boasting a pleasant outlook over the gardens and surrounding greenery. The modern kitchen is beautifully arranged with practical workspace and storage including a built in electric oven and LPG hob, space for fridge/freezer, integrated dish washer, large larder which houses the washing machine and drier. Both bedrooms are comfortably proportioned, suitable for use as double bedrooms, guest rooms or a home office if required; to complete the layout of this wonderful home is a contemporary shower room which is fitted with wash basin and WC for everyday convenience.

Externally, the bungalow benefits from mature gardens to the front, rear and side, creating a private and established outdoor environment. The gardens include well-maintained lawns, sheds, planted borders and patio areas ideal for outdoor dining and enjoying the rural surroundings.

Despite its quiet setting, the property is conveniently located for access to nearby market towns, including Mere, Gillingham, and Shaftesbury, all of which offer a range of shops, amenities, and transport links. Overall, this is a comfortable and well-positioned bungalow combining peaceful countryside living with practical access to surrounding towns.



Outside

Front garden

Laid to gravel for ease of maintenance. There is also an area of lawn including sheds. A side gate leads to:-

Rear garden

Mainly laid to lawn with patio, flower and shrub borders, a cabin with light and power as well as fantastic views over fields/countryside.

Parking is available.

Location

What Three Words:- ///overpower.differ.spans West Knoyle (postcode BA12 6AF) is a small, historic village and civil parish in the county of Wiltshire, England, set within a quiet rural landscape on the southern edge of the West Wiltshire Downs. It is a notably peaceful settlement, surrounded by rolling farmland, woodland, and open countryside, with an elevated position that gives it far-reaching rural views. The village lies close to the Cranborne Chase and West Wiltshire Downs Area of Outstanding Natural Beauty, making it a scenic and attractive location for walking, cycling, and enjoying the outdoors. West Knoyle is a small, close-knit community with a modest population and a traditional village character. At its heart is the parish church of St Mary the Virgin, a historic building with medieval origins that reflects the village's long heritage. The former Victorian school building now serves as the village hall, acting as a focal point for local events and community life. Despite its rural feel, the village is well placed for access to nearby amenities. It sits between the market towns of Mere (just a few miles to the west), Gillingham, and Shaftesbury, all of which provide shops, schools, healthcare, and transport connections.

The surrounding area is rich in history and countryside features, including ancient earthworks, long-distance walking routes such as the Monarch's Way, and nearby Sites of Special Scientific Interest. The A303 lies a short distance to the north, giving convenient road access while still preserving the village's quiet atmosphere. Overall, West Knoyle is characterised by its tranquillity, scenic rural setting, and traditional English village charm, offering a secluded lifestyle within easy reach of nearby towns.

Additional Information

Additional Information - Services: Mains Water (Meter) Electricity & Private Drainage.

Council Authority: Wiltshire Council ~ Council Tax Band: B

Agent's Notes:- Service charge (TBC) made payable to Wiltshire Council for maintenance of the parking area.

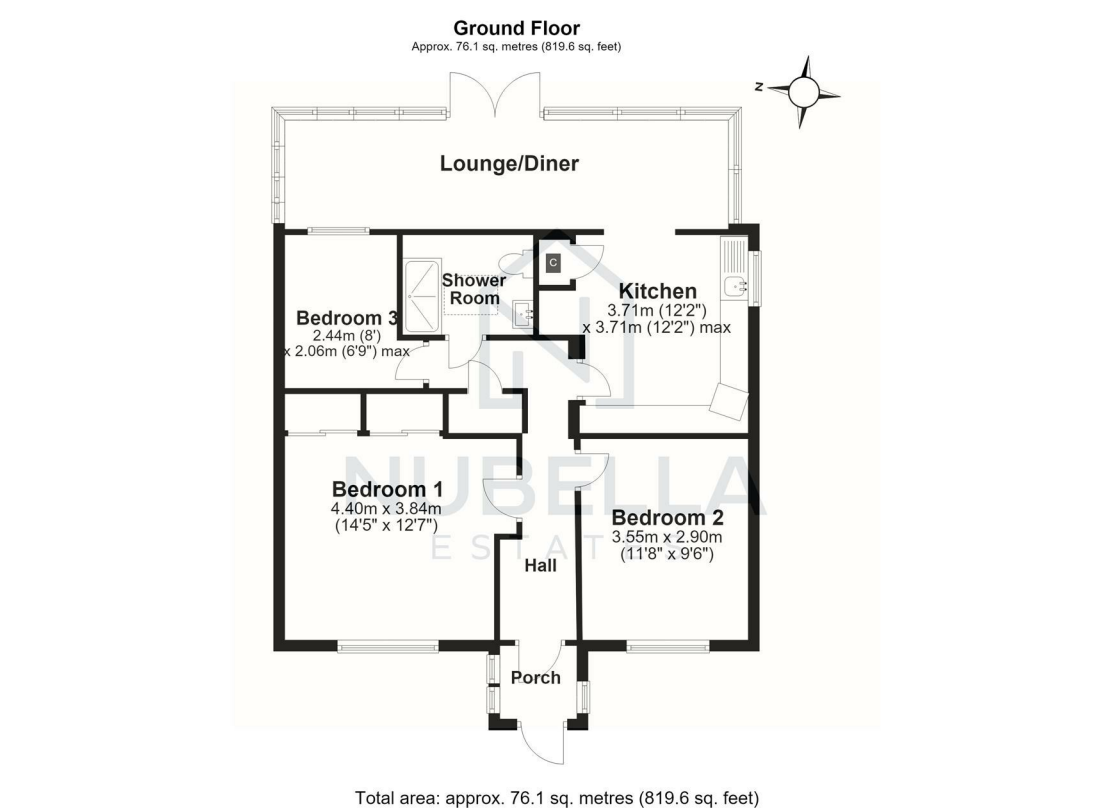
Note there is a water softener in the loft.

Caution: NB All services and fittings mentioned in these particulars have NOT been tested and hence we cannot confirm that they are in working order.

Energy Performance Certificate: Rated: D



Local Authority
Council Tax Band **B**
EPC Rating **D**



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

