

Pitts Cottage

Chitterne, BA12 0LQ

COOPER
AND
TANNER



£450,000 Freehold

Cooper and Tanner are pleased to offer this charming three bedroom detached cottage which is quietly tucked away down a lane in the popular Wylde Valley village of Chitterne. It has a very homely feel with a kitchen/diner with an aga. The living room is inviting with a fireplace and a wood burning stove. Outside there is a beautiful private country garden a parking space and is set close to countryside walks. The property comes to the market with NO ONWARD CHAIN.

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DESCRIPTION

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OUTSIDE

You approach the property via a small and quiet country lane and can access the off street parking for one vehicle from there. There is a picket fence and a gate leads onto a patio area. Steps lead up to a good sized area of lawn with established hedging, shrubs and plants. At the bottom there is a seating area and this mature garden is totally private and a real cottage garden.

COUNCIL TAX

Band 'E'

LOCATION

The property is situated in the popular village of Chitterne which has a public house, village hall, church, recreation ground with a cricket pitch and child's play area. The neighbouring village just three miles away has a primary school, doctors surgery, vets, shop and garage. Chitterne is located approximately eight miles away from Warminster which has a wide range of shopping and leisure facilities to include library, sports centre, swimming pool and churches, doctors and dentist surgeries, hospital and post office. Warminster also benefits from a direct main line railway station to London Waterloo. The A303 just eight miles away provides excellent road links to London to the east Exeter to the west. Local attractions include Longleat House and safari park, Centre Parcs, Shearwater lake, Stourhead house and gardens, Stonehenge and the cathedral city of Salisbury.







Chitterne, Warminster, BA12

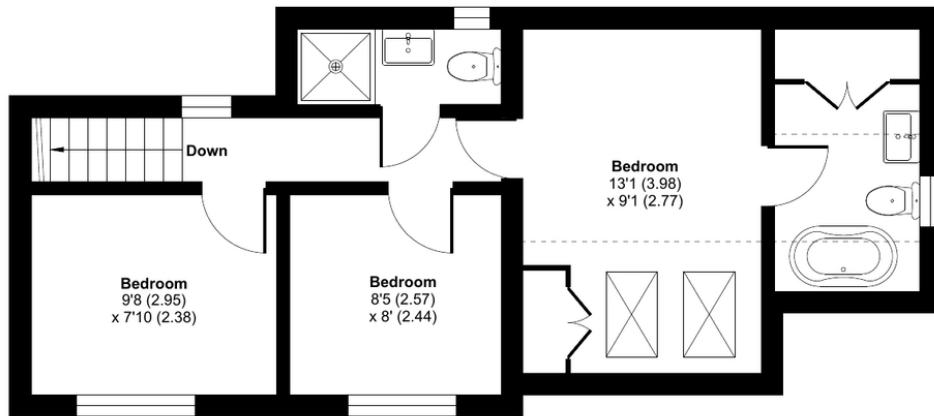
Denotes restricted
head height

Approximate Area = 698 sq ft / 64.8 sq m

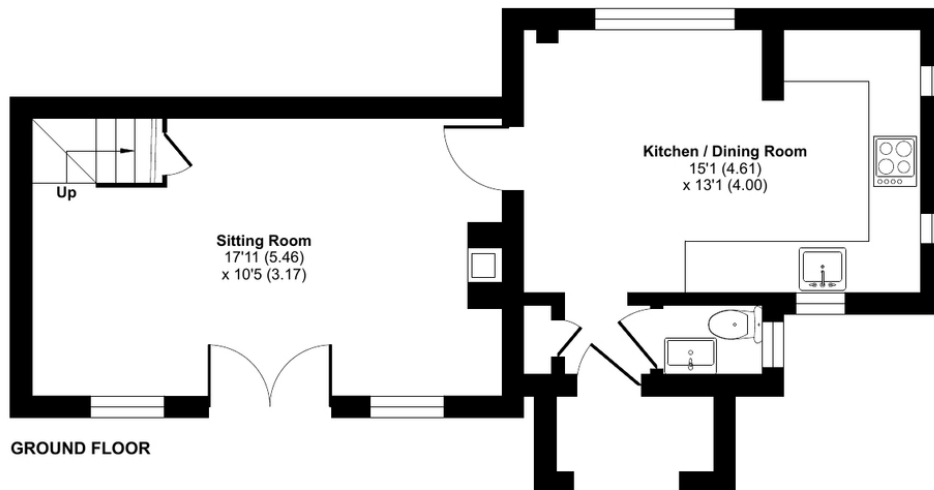
Limited Use Area(s) = 85 sq ft / 7.8 sq m

Total = 783 sq ft / 72.6 sq m

For identification only - Not to scale



FIRST FLOOR



GROUND FLOOR



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2025. Produced for Cooper and Tanner. REF: 1371175

WARMINSTER OFFICE

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