

# Freestone Grove

Westbury, BA13 3ZN

COOPER  
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TANNER



## £320,000 Freehold

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 3  1  2 EPC B

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### OUTSIDE

At the front of the property there is a small path with gravel for to either side. There is a driveway to the side providing parking. Then at the end there is an entrance giving access to the garage and a side gate to the rear garden. The garage has been converted with a storage area at the front. In the back garden there is a personal door to a large converted room. The rear garden is very attractive and is privately enclosed. It has been laid to a large patio with for easy maintenance and has a raised deck area at the end of the garden. There are graveled areas with established plants and shrubs.

### COUNCIL TAX

Band ' D '

### LOCATION

The town of Westbury offers a wide range of shopping and leisure facilities with library, sports centre, swimming pool, school, churches, doctors and dentist surgeries and post office. Westbury also benefits from a train station with main line to London Paddington and the local commuter service to Bath, Dilton Marsh request stop station with good links to Bath, Bristol or Southampton or Salisbury. The nearby A350, A36, A303 and M4 provides excellent road links to London, Bath, Salisbury, Winchester and Exeter. Local attractions include Westbury White Horse, Longleat House and Safari Park, Shearwater Lake, Stourhead and Salisbury Plain.









## Freestone Grove, Westbury, BA13

Approximate Area = 1203 sq ft / 111.7 sq m

Garage = 120 sq ft / 11.1 sq m

Outbuilding = 73 sq ft / 6.7 sq m

Total = 1396 sq ft / 129.5 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nitchecom 2025. Produced for Cooper and Tanner. REF: 1309560

### WARMINSTER OFFICE

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