

Bramley Close

Warminster, BA12 8TJ

COOPER
AND
TANNER



£489,950 Freehold

An executive four bedroom detached family home quietly tucked away in a cul de sac with easy walking distance to the town centre and close to countryside walks. It benefits from good sized living accommodation throughout. It resides in a corner plot with a private rear garden and a detached double garage which could be converted into an annex. In addition, the property benefits from a water purification system. There is plenty of parking and comes to the market with NO ONWARD CHAIN.

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DESCRIPTION

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OUTSIDE

The property is set back in a corner and offers a large frontage. There is a detached garage with two doors. The driveways offers plenty of parking and there is a gate to the side and an area of lawn at the front and enclosed fencing. At the rear of the property there is a large patio and there is a large area of lawn. A path leads down to the end of the garden and there are borders to the side. The garden is privately enclosed, there is a shed and a gravelled seating area to the side.

COUNCIL TAX

Band 'E'

LOCATION

The historic market town of Warminster offers a wide range of shopping and leisure facilities to include library, sports centre, Snap gym, swimming pool, pre/ primary / secondary / private schools, churches, doctors' and dentists' surgeries, hospital, and post office. Warminster also benefits from a main line railway station to London Waterloo whilst the nearby A303 provides excellent road links to London to the east and Exeter to the west. Local attractions include Longleat House and Safari Park, Shearwater Lake, Stourhead and Salisbury Plain. Warminster train station has connections to Bath/ Bristol / Bradford on Avon / Westbury/ Paddington /Reading. Junction 18 / M4 is 18 miles (29km) The A361 connects to Swindon to the north-east and Barnstaple to the south-west, while the north south A350 primary route to Poole runs close to the town. Bristol Airport which is 30 miles (48 km) west. Bath and Salisbury are about 20 miles away. The A303 is about 10 miles to the south.





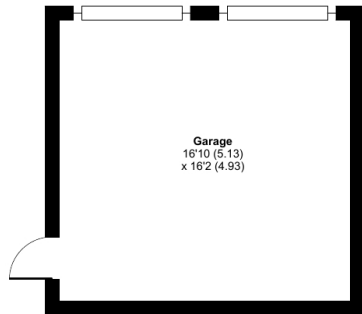
Bramley Close, Warminster, BA12

Approximate Area = 1284 sq ft / 119.2 sq m

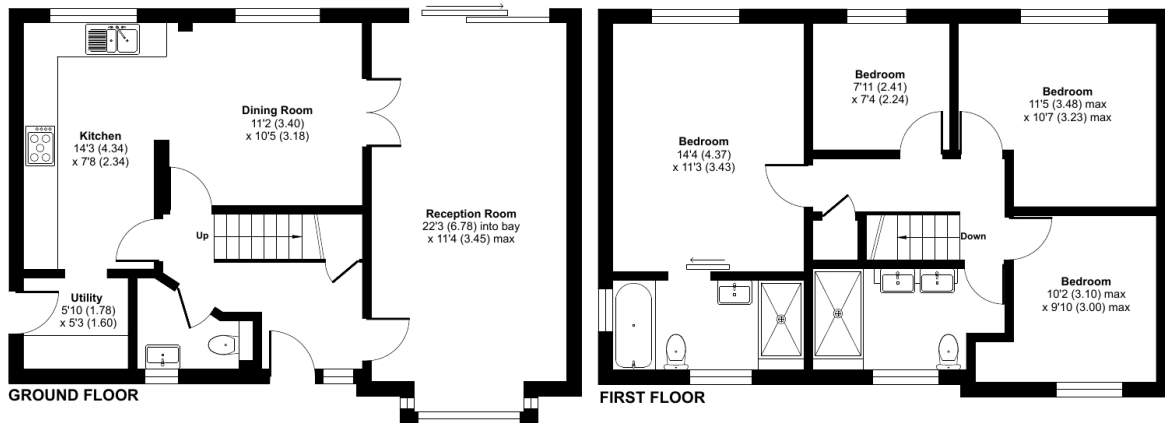
Garage = 272 sq ft / 25.2 sq m

Total = 1556 sq ft / 144.4 sq m

For identification only - Not to scale



GARAGE



GROUND FLOOR

FIRST FLOOR

 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: 1242695

WARMINSTER OFFICE

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