



**BLOWHORN STREET,  
MARLBOROUGH**

**Carter Jonas**

# **EASTHOLME, BLOWHORN STREET, MARLBOROUGH, WILTSHIRE, SN8 1BU**

## **KEY FEATURES**

- o **Immaculately presented throughout**
- o **Open plan kitchen / dining / living room**
- o **Family Room**
- o **Four Double Bedrooms**
- o **Two bathrooms (one ensuite) plus separate upstairs W.C.**
- o **Large entrance hall**
- o **Utility room with additional downstairs W.C.**
- o **Fabulous garden with studio room**
- o **Garage (currently a workshop)**
- o **Ample driveway parking**
- o **c0.2 miles from Marlborough High Street**

## **SITUATION**

Eastholme is located just off St. Martins and just 0.2 miles from Marlborough High Street. Marlborough is a vibrant market town and offers a mix of major retailers, independent boutiques, coffee and tea shops. Retailers include Waitrose and Tesco supermarkets, popular restaurants include: Franklyn's Bistro, Dan's, Pino's and Ask. Hillier's Yard and Hughenden Yard offer further boutique shopping off the historic high street and the independent Parade Cinema which shows a wide range of films and live theatre.

The leisure centre is located close to the centre of town and Marlborough Golf Club offers an excellent round of golf in a stunning setting. Further sporting facilities and clubs include tennis, cricket, running, rugby and hockey. The town features regular live music events and an annual literature festival. Marlborough has excellent schooling with St Johns Academy close by and is also home to the renowned private school Marlborough College.

Situated on a historic trade route, Marlborough is very well placed for other towns including Swindon, Hungerford and Newbury and the cities of Bath and Salisbury. The surrounding area is dominated by the ancient Savernake Forest and stunning Marlborough Downs which run between the Pewsey Vale and Kennet Valley. Rail links to London Paddington are from Pewsey, Great Bedwyn, Swindon and Hungerford.

**AN IMPRESSIVE AND BEAUTIFULLY-PRESENTED FOUR DOUBLE BEDROOM HOUSE LOCATED IN THE HEART OF MARLBOROUGH, JUST 0.2 MILES FROM THE HIGH STREET.**



## DESCRIPTION

Situated c0.2 miles from Marlborough High Street, this exceptional four double bedroom detached home offers generous living spaces, extensive parking and a beautifully finished interior throughout.

A welcoming side entrance hall sets the tone for this impressive house and provides access to the main reception areas. The current owners have transformed and significantly extended the house, creating a spectacular and contemporary family home. At the heart of the property is the stunning kitchen/dining/living room, a stand-out room featuring a central island, woodburning stove and elegant Crittall-style doors opening directly onto the garden—an ideal space for both everyday living and entertaining. The kitchen was designed and installed by John Lewis of Hungerford.

To the front of the house is a cosy and inviting family room, perfect for relaxing. Additional ground-floor amenities include a utility room with downstairs W.C., and a spacious double bedroom served by the modern, stylish family bathroom.

Heading upstairs, the generous principal bedroom is located at the rear of the property with easterly views towards the Savernake Forest. This room has a great range of bespoke, built-in storage and a contemporary ensuite shower room. Two further double bedrooms, equal in size, are located to the front, served by a separate W.C.

## OUTSIDE

At the front of the property, a generous gravelled driveway provides parking for up to four cars, bordered by attractive flower beds filled with mature shrubs and hedging. A detached single garage sits to one side, and a neat vegetable garden adds further interest to the frontage.

To the rear is a thoughtfully designed and landscaped garden. Directly accessed from the kitchen/dining/living room, is a brick paved terrace, one of a number of areas in this garden from where you can relax and enjoy the peaceful surroundings. The garden is partly laid to lawn, with a central pathway leading to a larger, paved patio - an ideal space for alfresco dining throughout the warmer months.

At the far end of the garden is a superb swim-spa pool (available by separate negotiation) set in a decked area, alongside a versatile studio/cabin, offering an excellent additional space for home working, a gym or hobby room.

## SERVICES & MATERIAL INFORMATION

- Freehold
- Mains water, mains drainage. Gas fired central heating
- Council tax band: D (Wiltshire Council)
- Energy efficiency rating: C
- Internet & Mobile: Further information on availability and speeds can be found on the Ofcom website.

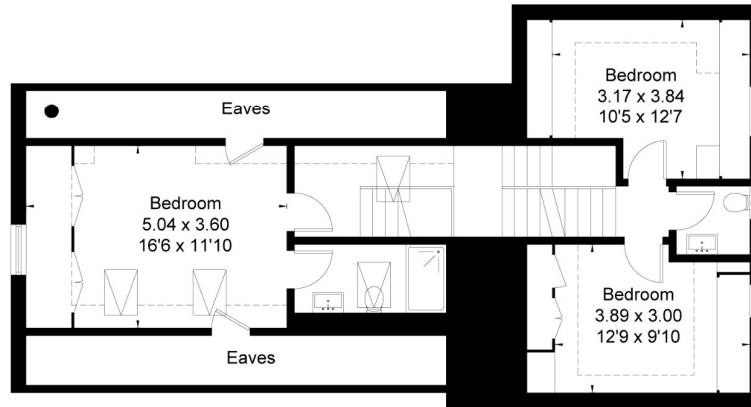
**GUIDE PRICE** "Offers over" £850,000 subject to contract

**VIEWING ARRANGEMENTS:** By appointment with the Marlborough Office



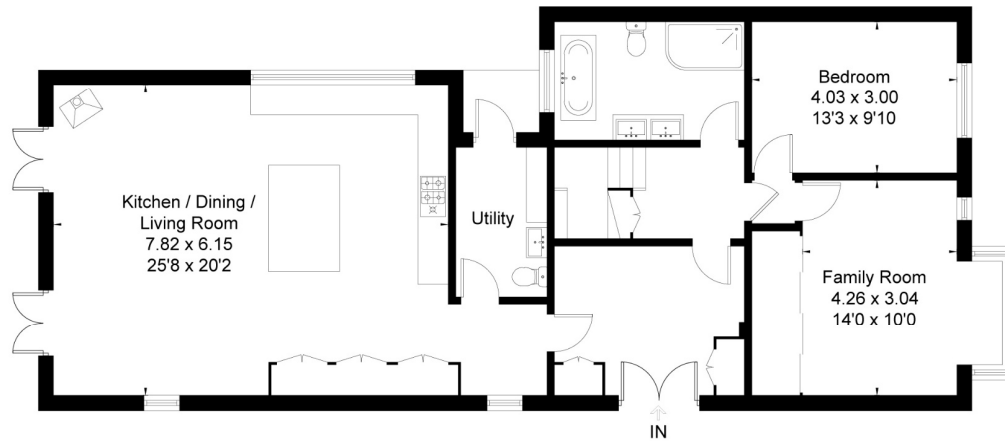


Eastholme, Blowhorn Street Marlborough, SN8  
 Approximate Area = 2259 sq ft / 209.9 sq m  
 Outbuildings = 371 sq ft / 34.5 sq m  
 Total = 2630 sq ft / 244.4 sq m (Including Eaves)

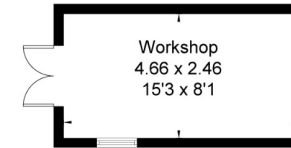


First Floor

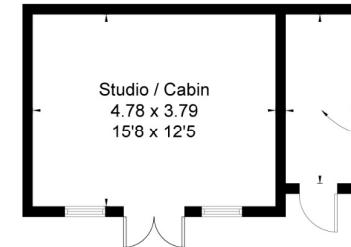
= Reduced head height below 1.5m



Ground Floor



(Not Shown In Actual Location / Orientation)



(Not Shown In Actual Location / Orientation)

Store  
 3.34 x 1.43  
 10'11" x 4'8"



This floor plan has been drawn in accordance with RICS Property Measurement 2nd edition.

All measurements, including the floor area, are approximate and for illustrative purposes only. @fourwalls-group.com #102844

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**IMPORTANT INFORMATION**

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