Bloxham Lodge, Great Bedwyn,
Marlborough, Wiltshire. SN8 3NT

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A SPLENDID GEORGIAN FORMER HUNTING LODGE SET AT THE EDGE OF THE ANCIENT SAVERNAKE FOREST IN A SECLUDED POSITION YET CLOSE TO A POPULAR VILLAGE.

Location
Bloxham Copse is situated at the edge of the Savernake Forest, in an extremely attractive rural location, approached via a long tree lined drive, surrounded by fields and set about 1 mile from Great Bedwyn, which in turn lies some 8 miles to the east of the market town of Marlborough and about 6 miles to the west of Hungerford. Great Bedwyn is a popular thriving village having three shops, two pubs, a primary school, doctors' surgery and church. A wider range of services can be found at Swindon, Newbury, Andover and Salisbury

There is a well thought of primary school in the village with secondary schools at St John's Marlborough and Hungerford. Other schools in the area include Marlborough College, St Francis prep school, St Margarets and St Marys Calne and Dauntseys.

There are regular buses from Great Bedwyn and the train station gives services to London Paddington with a journey time of 1hour 13 mins. Junction 14 of the M4 lies 10 miles to the north of Hungerford whilst the A338 gives fast access to the A303/M3.

Description
Bloxham Lodge believed to date from 1730 is Grade II listed. The property comprises a Georgian house with a wing on either side and is of brick elevations under a pitched tiled roof with sash windows. The accommodation comprises classically proportioned rooms with high ceilings, open fireplaces with stone mantelpieces and ornate coving to some of the rooms.

The **Entrance Hall** with tiled floor, has to one side a **Cloakroom** with basin and wc and leads to an inner hall and door to the garden. To one side is a **Sitting Room** with an open fireplace, seagrass carpeting and built in cupboards and via a lobby a formal **Drawing Room** with open fireplace, with built in shelves to either side and seagrass carpeting. To the other side of the stairs is a **Dining Room** with exposed floor boards and open fireplace. **Utility Room** with plumbing for washing machine and space for drier. A corridor leads to the **Kitchen**, which has a tiled floor and beamed ceiling with a range of wall and floor units including a double sink, double oven, dishwasher and a pantry. A rear Lobby leads to the ground floor **Bedroom 5** with seagrass flooring and a cast iron log burner. Stairs lead from the lobby to **Bedroom 4** with a large **ensuite Dressing/Bathroom**.

The main stairs lead to a **Family Bathroom** with bath and shower attachment, hand basin, and wc, and **Bedroom 3**. There are **two main Bedrooms** both with open fireplaces high ceilings and seagrass carpeting and stunning views over the garden.
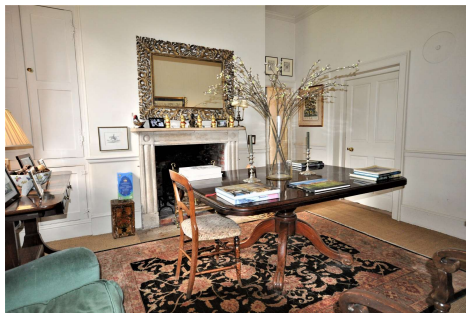
Outside
The house lying at the edge of the Forest is surrounded by fields and is approached via a long drive leading to a gravelled parking are and on round to a large Garage. The gardens are a major feature to the house lying mostly to the south west and bordered by a high brick wall. This amazing lawned garden boasts numerous mature plantings with walkways and "rooms" created from the use of yew hedging. There are ornate weeping pears, box hedging, a lavender lined flagstoned terrace lying off the house and many rose beds and mature wisteria and vines.
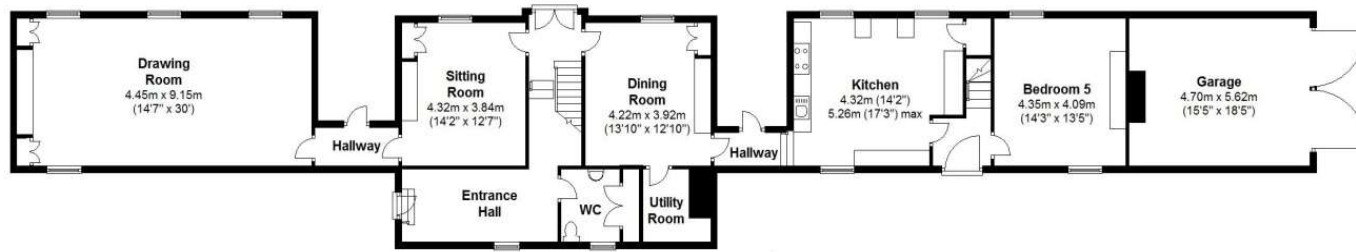
Services
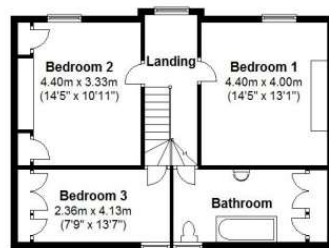Mains electricity, private drainage and water, oil fired central heating

Directions
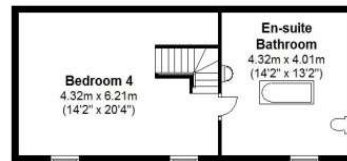From Marlborough take the A4 east towards Hungerford. Turn off right to Great Bedwyn

Ground Floor
Approx. 179.5 sq. metres (1932.1 sq. feet)

Drawing Room
4.45m x 9.15m
(14'7" x 30')

Sitting Room
4.32m x 3.84m
(14'2" x 12'7")

Dining Room
4.22m x 3.92m
(13'10" x 12'10")

Kitchen
4.32m (14'2")
5.26m (17'3") max

Bedroom 5
4.35m x 4.09m
(14'3" x 13'5")

Garage
4.70m x 5.62m
(15'5" x 18'5")

Hallway

Entrance Hall

WC

Utility Room

Hallway

First Floor
Approx. 108.3 sq. metres (1166.1 sq. feet)

Bedroom 2
4.40m x 3.33m
(14'5" x 10'11")

Landing

Bedroom 1
4.40m x 4.00m
(14'5" x 13'1")

Bedroom 3
2.36m x 4.13m
(7'9" x 13'7")

Bathroom

Bedroom 4
4.32m x 6.21m
(14'2" x 20'4")

En-suite Bathroom
4.32m x 4.01m
(14'2" x 13'2")

Total area: approx. 287.8 sq. metres (3098.2 sq. feet)

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