



Baileys Mead, Royal Wootton Bassett, SN4 8LH

Guide Price £385,000

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## Baileys Mead

Royal Wootton Bassett

Freehold | EPC Rating - C



This lovely three bedroom detached home with garage and driveway is set in the popular Woodshaw area of Wootton Bassett and offers well-balanced accommodation ideal for families and those looking for space to grow.

On the ground floor you're welcomed into a bright and comfortable reception room, alongside a stylish modern kitchen/diner that really is the heart of the home, featuring an island unit, excellent storage and worktop space, and room for dining and entertaining. There is also the convenience of a downstairs cloakroom.

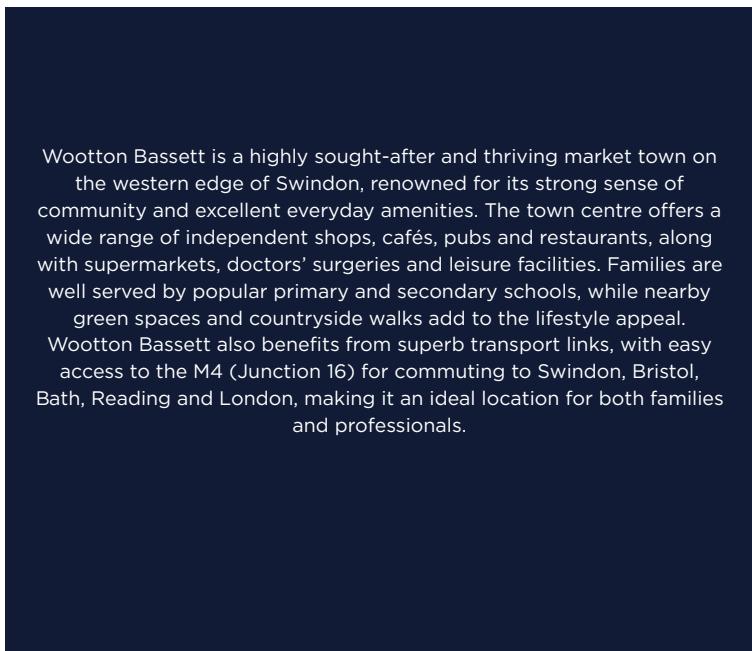
Upstairs the property offers three well-sized bedrooms, all nicely proportioned, along with a contemporary family bathroom fitted with a modern suite. The home benefits from gas central heating and uPVC double glazing throughout.

Outside, the standout feature is the well-sized, wrap-around garden, providing generous lawned and planted areas, ideal for children, entertaining or keen gardeners, and offering clear potential to extend subject to the usual planning permissions.

To the front there is a driveway providing off-road parking and access to the garage. Wootton Bassett is a thriving and highly sought-after market town on the edge of Swindon, well known for its strong sense of community, excellent local schools, a wide range of independent shops, cafés and restaurants, and convenient access to the M4, making it perfect for commuters to Bristol, Swindon, Reading and London.

This is a fantastic opportunity to purchase a modern, well-presented home in a great location with space, style and future potential.

Welcome Home...





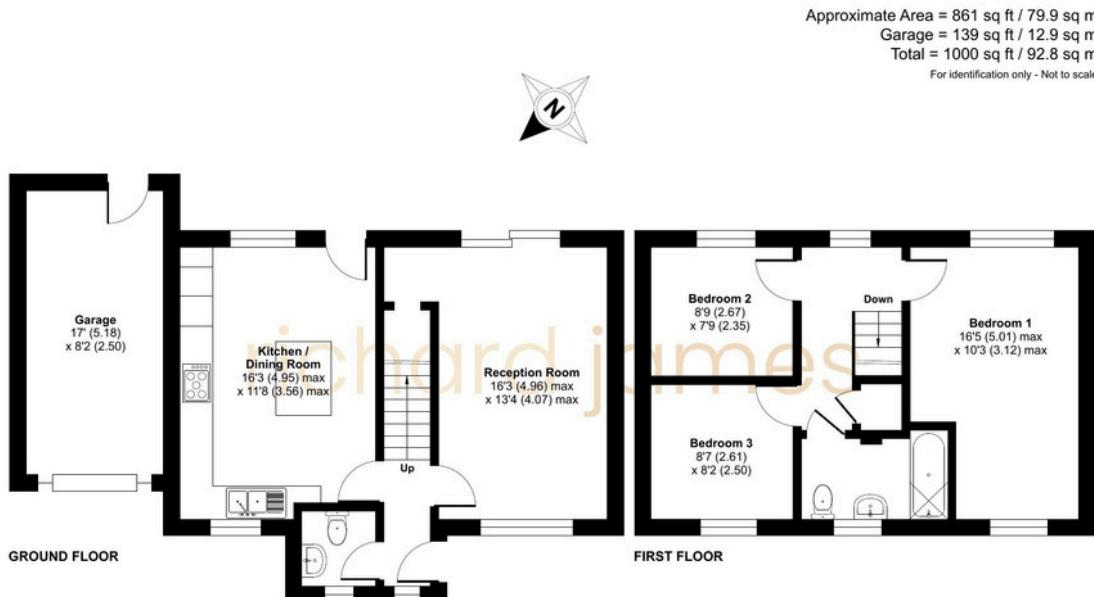
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## Floorplan



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © ntchecom 2026. Produced for Richard James. REF: 1404272

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