



Southleigh Farmhouse, Leigh, SN6 6RQ

**richard james**

Village & Country Homes





## Southleigh Farmhouse

Leigh

Freehold | EPC Rating - E

 4  3  3

Discover the expansive possibilities of this four-bedroom detached farmhouse located in the picturesque village of Leigh. Set on 5 acres of land, this property is perfect for equestrian lovers and offers a myriad of opportunities for commercial or glamping ventures.

The farmhouse provides a spacious and comfortable living environment, ideal for those seeking a serene rural lifestyle. The large barn on the property holds significant potential, whether you envision it converted into additional living space, utilized for horse accommodation, or repurposed for various commercial uses.

Equestrian enthusiasts will appreciate the ample space for horses and the excellent access for large vehicles such as horseboxes. The land's extensive area opens up numerous possibilities, from developing a glamping site to exploring other commercial opportunities.

Enjoy stunning views of the Wiltshire countryside, providing a beautiful backdrop to everyday life. The property is offered off-chain, ensuring a smooth and hassle-free purchase process.





Located with convenient access to Royal Wootton Bassett, Cirencester, Marlborough, and Swindon, the farmhouse combines rural charm with connectivity to vibrant towns and essential amenities. This versatile property is a rare find, offering a unique blend of lifestyle and business potential. Don't miss the chance to make this exceptional farmhouse your own













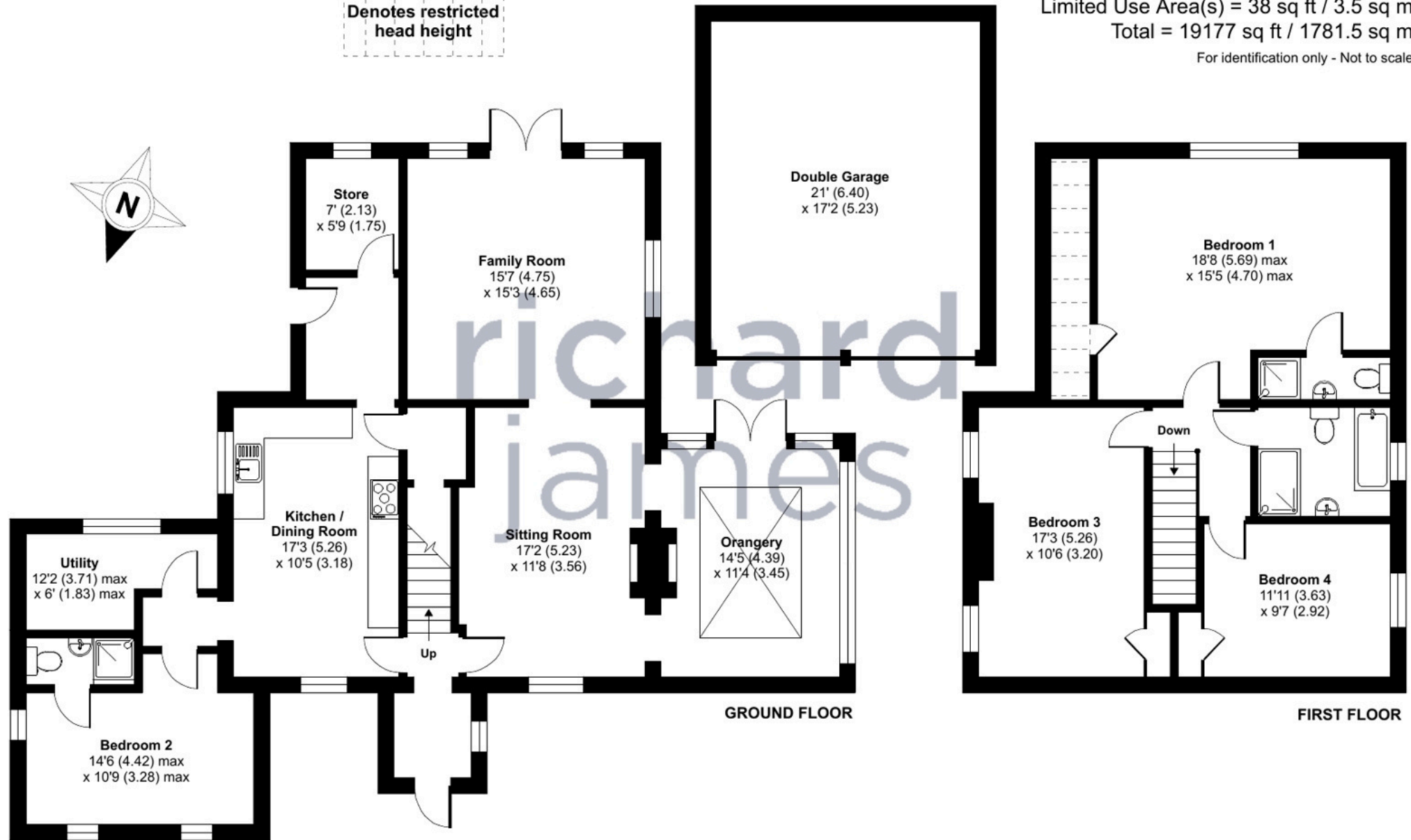




Approximate Area = 2056 sq ft / 191 sq m  
 Outbuilding(s) = 16717 sq ft / 1553 sq m  
 Garage = 366 sq ft / 34 sq m  
 Limited Use Area(s) = 38 sq ft / 3.5 sq m  
 Total = 19177 sq ft / 1781.5 sq m

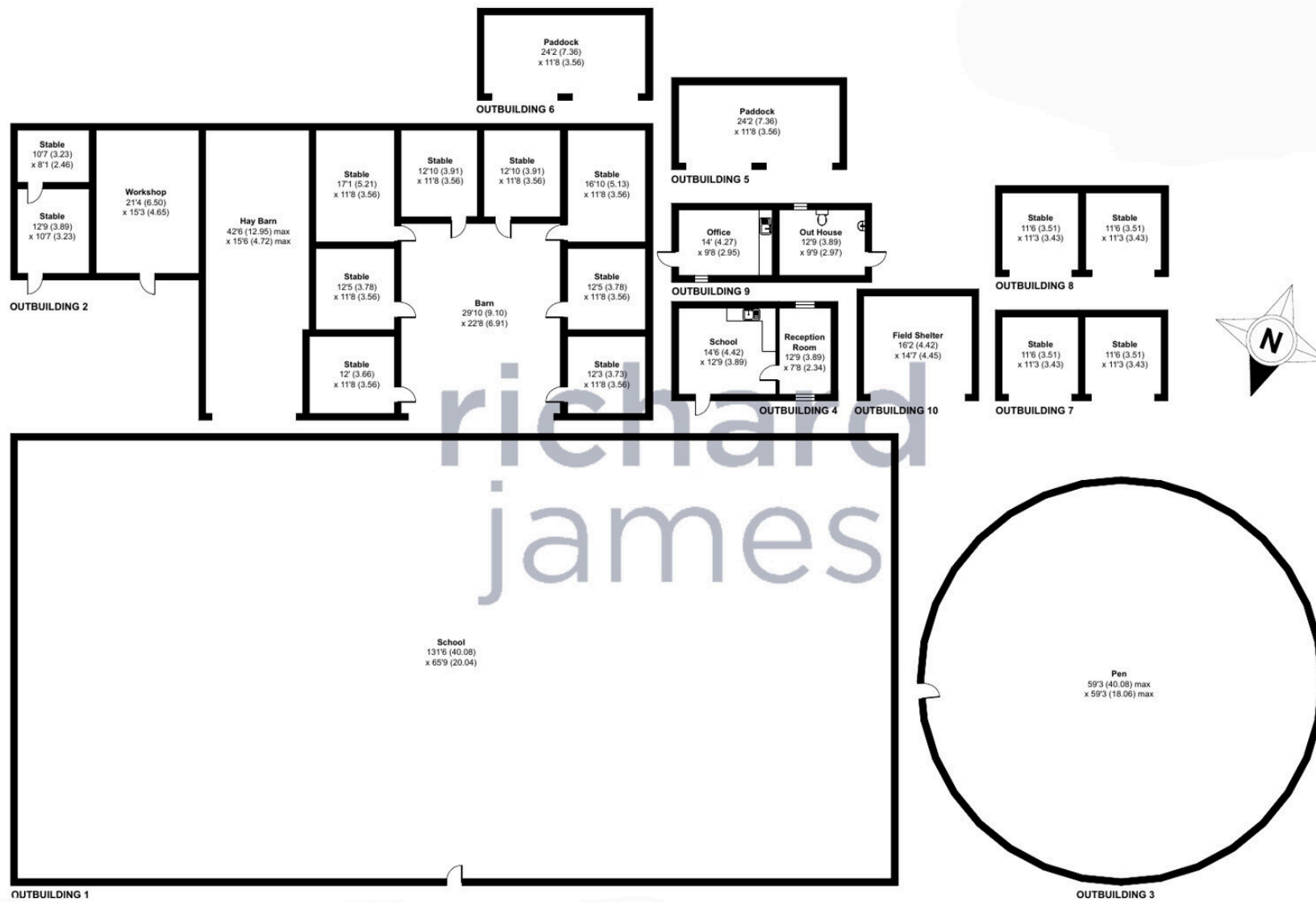
For identification only - Not to scale

Denotes restricted head height



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © n|cheom 2024. Produced for Richard James. REF: 1141993

# Floorplan



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