



WOOD COTTAGE

RIDGE, CHILMARK, WILTSHIRE

RV
RURAL VIEW

WOOD COTTAGE

88 Ridge, Chilmark, Salisbury, Wiltshire, SP3 5BS

STYLISH CONTEMPORARY COTTAGE IN AN ELEVATED SOUTH-FACING SETTING, WITH
EXCEPTIONAL RURAL VIEWS AND SCOPE TO EXTEND.

Open-plan kitchen/living room | bedroom with ensuite bathroom | loft storage | garden | log store | shed and ample parking
Permitted development rights allow extension.



RV RURAL VIEW

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SITUATION

Wood Cottage enjoys a prized south-facing position in Ridge, within the Fonthill Estate and a conservation area.

Tisbury, about 2 miles away, provides shops, services, sports facilities and direct trains to London Waterloo. Nearby attractions include Messums Wiltshire and Old Wardour Castle, with Salisbury and the wider region readily accessible via the A30, local road network and A303. Set in an Area of Outstanding Natural Beauty, Ridge offers excellent walking, riding, cycling and other rural pursuits, with sailing, racing, golf, good schools, dining pubs and destinations such as Longleat, Stourhead, Wilton House, The Newt and Hauser & Wirth all within reach.

PROPERTY

Built in 2015 as ancillary accommodation and a yoga barn to Damson Cottage, Wood Cottage became an independent residential dwelling in 2024. Of brick and timber construction with larch cladding beneath a slate tiled roof, it is an efficient, low-maintenance and well detailed building. The accommodation is beautifully presented, the bright open-

plan kitchen, dining and sitting room has a vaulted ceiling, engineered oak flooring, hardwood double-glazed windows and French doors to the south-facing terrace and countryside views. The painted wooden kitchen units include work surfaces, washing machine, 1½ stainless steel sink and extractor hood. A wood burner, high-level shelving and loft storage add warmth, character and practicality.

The light and airy double bedroom includes a walk-in wardrobe and ensuite bath/shower room.

OUTSIDE

The south-facing paved terrace frames the rural outlook. The attractive and private garden is enclosed by hedging, includes raised cedar vegetable beds, an established flower border, lawn, and an ironwood tree. There is a useful shed for storage, outside power, two taps, a log store and ample parking for several cars.

PLANNING

Permitted development rights allow extension; see plan in brochure.



TENURE

Freehold

LOCAL AUTHORITY AND COUNCIL TAX BAND

Wiltshire Council: Council tax band A

EPC: D

SERVICES

Mains water and electricity. Private drainage via shared sewage treatment plant. Electric heating. Wessex Fibre broadband.

DIRECTIONS SP3 5BS

From Tisbury, head east along The Avenue, turn right onto Court Street, cross the bridge and turn left towards Chilmark and Ridge, passing Messums. Continue along Chilmark Road for about 1.2 miles, turn left to Ridge, then after 0.6 miles bear right onto Mill Lane. At the junction, turn left onto Woods Lane; the track to Wood Cottage is the first on the left. Continue to the end and bear right into the parking area.

W3W: ///decently.riverboat.lottery

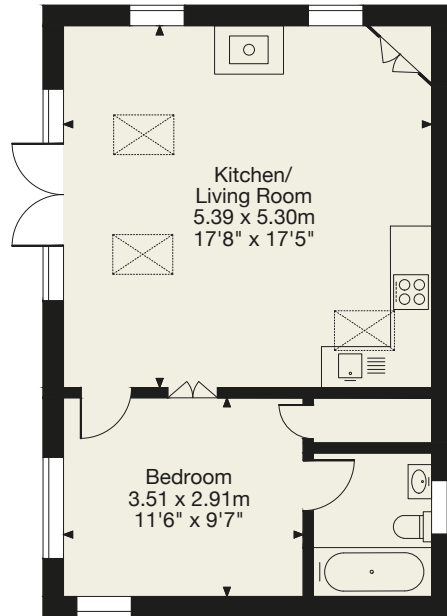
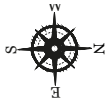


Wood Cottage, 88 Ridge, Chilmark SP3 5BS

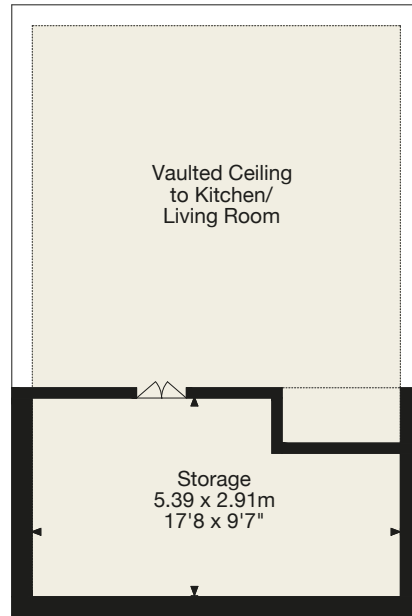
Gross Internal Area (Approx.)

Main House = 45 sq m / 484 sq ft

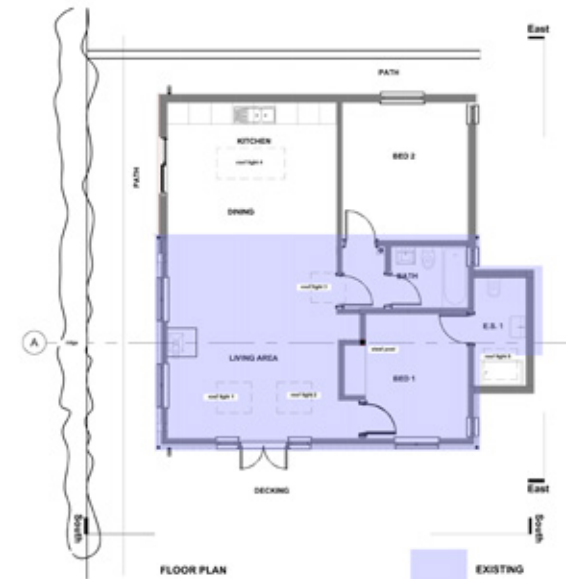
Storage = 14 sq m / 151 sq ft



Ground Floor



Storage
(Above Bedroom / Bathroom)

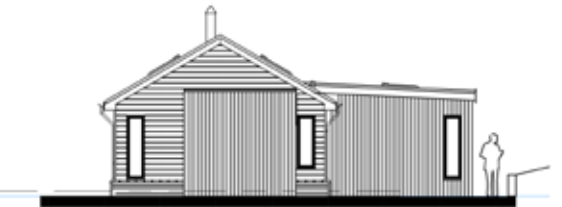


FLOOR PLAN

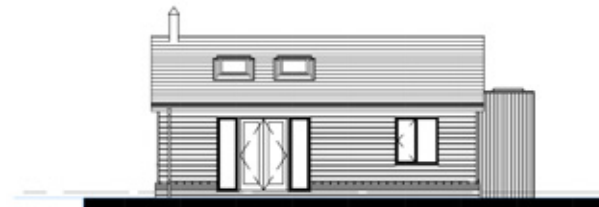
EXISTING



WEST ELAVATION



EAST ELAVATION



SOUTH ELAVATION



NORTH ELAVATION

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