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Lillybrook Estate, Lyneham SN15 4AS

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PROPERTY SALES & LETTINGS



- 2013 Built Park Home
- Open Plan Living Acc.
- LPG central Heating
- Surrounding Gardens
- Viewings Recommended
- 2 Double Bedrooms
- Modern Bathroom
- Off Road parking for 2-3 Vehicles
- Veranda

62 Lillybrook Estate Lyneham, SN15 4AS

£130,000

A modern and very well presented two double bedroom park home situated on this much favoured family run site of Lillybrook (Luxury countryside living for the over 50s), positioned on the fringes of the neighbouring villages of Lyneham and Bradenstoke. Having only been sited only in 2013, this Prestige constructed property measuring at 30 x 20 benefits from a side porch addition, wonderful open-plan living accommodation which comprises a quality kitchen with built-in oven & hob, a dual aspect dining area and a lounge with uPVC French doors leading to the front veranda. Both bedrooms are double in size and come well-equipped with storage

whilst the bathroom has been updated to include a raised WC and bath with shower over. Being a modern home, the property offers excellent thermal qualities and central heating via an economical LPG combination boiler.

To the outside are manageable surrounding gardens and off road parking for a couple of cars courtesy of a block paved driveway and gravelled area to the front.

For more information or to arrange a viewing, call Alan Hawkins Property Sales today on 01793 840222.



Viewings

**By appointment through Alan Hawkins
Property Sales. Tel: 01793 840 222**

Council Tax: Wiltshire

Tax Band A For year 2024/25= £1467.57

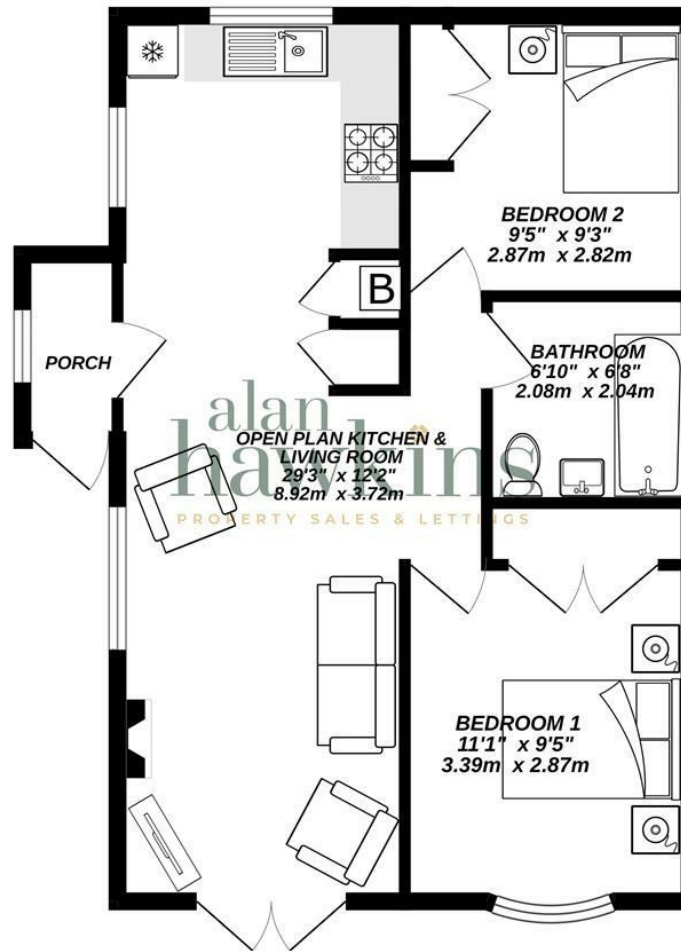
For information on tax banding and rates, please call Wiltshire Council, Monkton Park, Chippenham, Wiltshire. SN15 1ER. Tel: 0300 456 0109

Management Fee

Pitch Fee £520.46 per qtr.



GROUND FLOOR
571 sq.ft. (53.1 sq.m.) approx.



TOTAL FLOOR AREA : 571 sq.ft. (53.1 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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