



alan
hawkins

Windmill Road, Royal Wootton Bassett, SN4 8FD

01793 840 222 | alanhawkins.co.uk

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PROPERTY SALES & LETTINGS

- 
- A photograph of the rear garden of a three-bedroom end-of-terrace house. The garden is enclosed by a red brick wall with a wooden gate on the right. A concrete path leads from the gate into the garden. The garden is covered in green grass and has some small plants and shrubs. In the background, there are other houses and a large tree.
- No Onward Chain
 - Popular Location
 - Kitchen/Diner
 - En-Suite Shower Room
 - Gated Front Garden
 - Three Bedroom End Of Terrace
 - Garage & Parking
 - Dual Aspect Living Room
 - South Facing Rear Garden

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4 Windmill Road Royal Wootton Bassett, SN4 8FD

Offers in excess of
£725,000

For sale with NO ONWARD CHAIN is this attractive three-bedroom end-of-terrace property with SOUTH FACING REAR GARDEN, GARAGE & PARKING offering practical living space across two floors.

Located within this popular development of Royal Wootton Bassett, the ground floor includes an entrance hallway with a cloakroom, a good-sized dual aspect living room with box bay window and a kitchen/dining room with French doors opening out into the rear garden. Upstairs, there are three bedrooms with the the main bedroom featuring an en-suite shower room, while the remaining two bedrooms are served by a family bathroom.

Outside, the property has a fully

enclosed rear garden with side and rear gated access, a garage, and allocated parking. There is a wrap around front garden, beautifully enclosed with decorative iron railings

Suitable for families, professionals, or anyone looking for a low-maintenance home in a popular and modern residential area conveniently located just a short drive to J16 of the M4 corridor.



Viewings

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

Council Tax: Wiltshire Council

Tax Band C For year 2025/26 = £2269.63
For information on tax banding and rates, please call Wiltshire Council

Tenure

Freehold

Yearly Management Fee Payable of £153.35

Gas - Mains

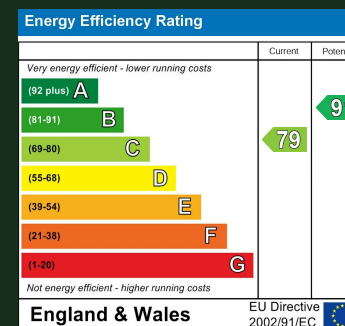
Electric - Mains

Water - Mains

Drainage - Mains

Internet - Up to 1600* Mbps available
download speed

Energy Efficiency Rating (England & Wales)





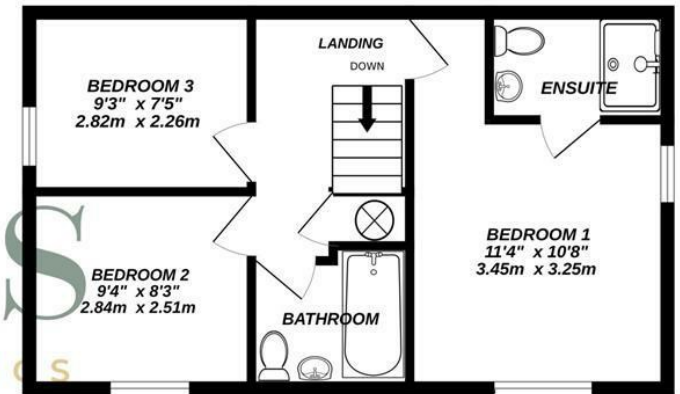
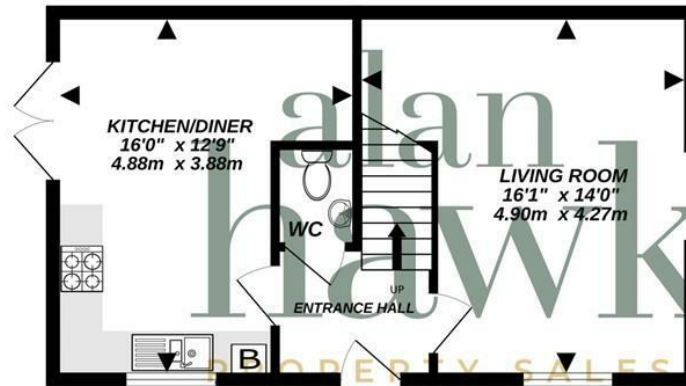




GARAGE
144 sq.ft. (13.3 sq.m.) approx.

GROUND FLOOR
420 sq.ft. (39.0 sq.m.) approx.

1ST FLOOR
421 sq.ft. (39.1 sq.m.) approx.



TOTAL FLOOR AREA : 984 sq.ft. (91.4 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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equipment, fixtures or services and so cannot verify they are in working order, or fit for their purposes, neither have the agents checked the legal documents to verify the freehold/leasehold status of the property. The buyer is advised to obtain verification from their solicitor/surveyor.

