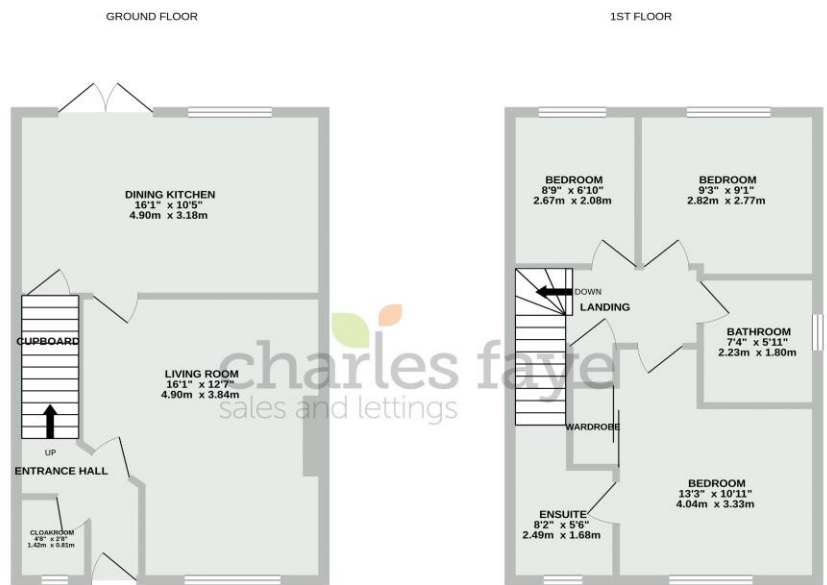


DIRECTIONS TO THE PROPERTY

From the Charles Faye office turn right on to Wood Street and at the roundabout bear right on to Oxford Road. Follow this road along until you reach the next roundabout. Turn right on to Sand Pit Road and take the first right into Hercules Road and take the next left into Dakota Drive. Follow the road and the property can be found a little way along on the right hand side.



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

Charles Faye is the trading name of Lifestyle Options Limited. Company registration number 07448943.

THE GUILD PROPERTY PROFESSIONALS

VIEW ONLINE

CHARLES FAYE

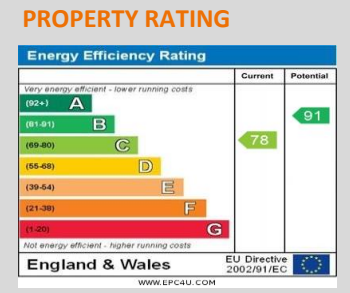
Charles Faye Estate Agents has been successfully selling properties for many years in Calne and the surrounding villages.

We are delighted to be the only estate in the Calne area to be awarded exclusive membership of The Guild of Professional Estate Agents, providing us access to a network of other like-minded estate agents who are all committed to improving and enhancing the service and public perception of estate agencies across the UK.

Membership is contingent upon on-going good reputation and customer service and is reviewed annually to ensure we meet the strict criteria as detailed in The Guild's Code of Conduct.

FINANCIAL ADVICE
Free independent financial advice is available. Please call us for more information.

COUNCIL TAX BAND
The council tax band for this property is band



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01249 822555
sales@charlesfaye.co.uk
lettings@charlesfaye.co.uk
www.charlesfaye.co.uk



64 Dakota Drive
Calne, SN11 8FZ

£295,000

‘People & property are always at the heart of whatever we do’

charles faye
sales and lettings

64 Dakota Drive, Calne

A beautiful three bedroom property located on the The Oaks development which is situated to the outskirts of Calne and the house is offered for sale in show home condition. The light and spacious accommodation boasts a good sized living room with feature multi fuel stove, a good size dining kitchen with views and access out to the garden and guest cloakroom. The principle bedroom has a large bank of fitted wardrobes and a modern en-suite shower room. There are two remaining bedrooms and a spacious family bathroom. There is ample parking leading to a single garage. A particular advantage of the home is the lovely fully enclosed rear garden which also provides access to the driveway parking and garage. Highly recommended!

- | | |
|------------------------------------|-------------------------------|
| ▪ Semi-Detached Home | ▪ Stunning Dining Kitchen |
| ▪ Multi Fuel Stove | ▪ Bedroom One with En-Suite |
| ▪ Modern Family Bathroom | ▪ Well Maintained Rear Garden |
| ▪ Driveway Parking & Single Garage | ▪ Popular Development |

