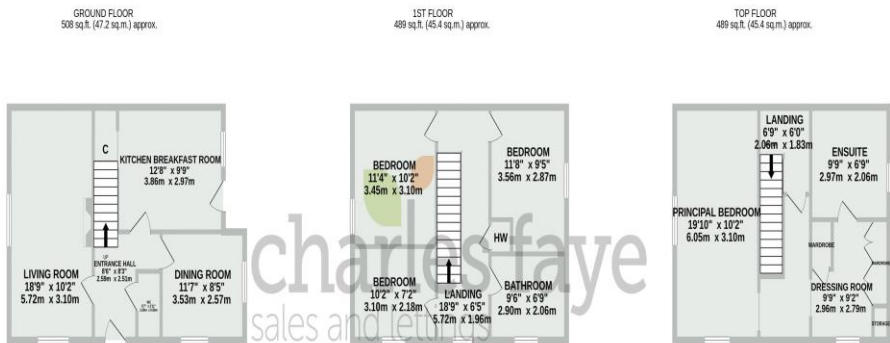


DIRECTIONS TO THE PROPERTY

From our office turn right into Wood Street, then across the roundabout into North Street, continue to the round about and turn left into School Road, take the first right into Isis Close, and the property can be found immediately on the left hand side.



TOTAL FLOOR AREA: 1485 sq. ft. (138.0 sq.m.) approx.
Made with Metropix ©2025

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.



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.

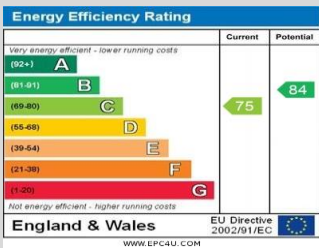
FINANCIAL ADVICE

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

COUNCIL TAX BAND

The council tax band for this property is band D

PROPERTY RATING



Charles Faye Estate Agents
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1 Isis Close
Calne, SN11 9FD

£370,000

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

charles faye
sales and lettings

1 Isis Close, Calne

An IMPRESSIVE three story home offering over 1485 sq.ft of flexible living. The property is Immaculately presented throughout, with four spacious bedrooms this double-fronted end of terraced home is conveniently placed on the desirable Lansdowne Park development, close to amenities, schools and countryside walks. Internally, the home has an entrance hall, a good size breakfast kitchen, a separate dining room, a dual aspect living room and guest cloakroom. To the first floor there are three spacious bedrooms and the family bathroom. The second floor has the impressive principal suite with dressing area with fitted wardrobes and a four piece en-suite bathroom. Externally there is a delightful rear garden, single garage and gated driveway parking.

- **Impressive Four Bedroom Home**
 - **Beautifully Presented**
 - **Two Reception Rooms**
 - **Four Spacious BedroomsThree Double Bedrooms To The First Floor**
- **Over 1485 sq.ft of Flexible Living**
 - **Well Planned Kitchen Breakfast Room**
 - **Guest Cloakroom**
 - **Full Top Floor Principal Suite**

PROPERTY FRONT

Pathway leading to entrance door with canopy porch over.

ENTRANCE HALLWAY 8' 6" x 8' 3" (2.59m x 2.51m)

Stairs rising to first floor, ceiling coving, doors to living room, dining room, kitchen breakfast room, guest cloakroom, radiator, tiled flooring.

CLOAKROOM 4' 9" x 2' 10" (1.45m x 0.86m)

Modern fitted suite to include close coupled w.c., wall mounted wash hand basin, tiled splash backs, radiator, tiled flooring.

LIVING ROOM 18' 9" x 10' 2" (5.71m x 3.10m)

Upvc double glazed window to front and side with fitted window shutters, ceiling coving, fireplace with inset gas fire, two radiators, television point.

DINING ROOM 11' 7" x 8' 5" (3.53m x 2.56m)



Upvc double glazed window to front and side, with fitted shutters to the side window, ceiling coving, radiator.

BREAKFAST KITCHEN 12' 8" x 9' 9" (3.86m x 2.97m)

Upvc double glazed window overlooking the garden, fitted with a range of quality wall and base cabinets with granite work surface over, ceramic Belfast sink, up-stands, double oven, four ring gas hob, extractor hood over, integrated dishwasher, space and plumbing for washing machine, wall mounted boiler, large open cupboard with space for fridge freezer and storage, radiator, upvc double glazed door opening onto the patio, tiled flooring

FIRST FLOOR ACCOMMODATION

FIRST FLOOR LANDING 18' 9" x 6' 5" (5.71m x 1.95m)

Upvc double glazed window to front, stairs rising to second floor, doors to bedrooms two, three and four, family bathroom, airing cupboard.



BEDROOM TWO 11' 4" x 10' 2" (3.45m x 3.10m)

Upvc double glazed window to side, radiator.

BEDROOM THREE 11' 8" x 9' 5" (3.55m x 2.87m)

Upvc double glazed window to side, radiator.

BEDROOM FOUR 10' 2" x 7' 2" (3.10m x 2.18m)

Upvc double glazed window to front, radiator.

FAMILY BATHROOM 9' 6" x 6' 9" (2.89m x 2.06m)

Upvc double glazed obscure window to front, modern fitted suite to include close coupled w.c., pedestal wash hand basin, panelled bath, show over, shower screen, tiled surrounds, radiator.

SECOND FLOOR ACCOMMODATION



SECOND FLOOR LANDING 6' 9" x 6' 0" (2.06m x 1.83m)

Enough room for furniture.

PRINCIPAL SUITE

BEDROOM 19' 10" x 10' 2" (6.04m x 3.10m)

Upvc double glazed window to front and side, two radiators, opening through to dressing area.

DRESSING AREA 9' 11" x 9' 2" (3.02m x 2.79m)

Upvc double glazed window to front, fitted with a range of wardrobes and drawers, storage cupboard, loft access, door to en-suite.

EN-SUITE 9' 9" x 9' 3" (2.97m x 2.82m)

Upvc double glazed obscure window to side, fitted suite to include, close coupled w.c., pedestal wash hand basin, panelled bath, fully tiled double shower cubicle, tiled surrounds, radiator.

EXTERNALLY

FRONT GARDEN

Mature flowers and shrubs.

REAR GARDEN

Fully enclosed with a good size patio area, laid to lawn with mature borders filled trees, flowers and shrubs.

