



## 6 St. Mellion Close, Monkton Park, Chippenham, SN15 3XN

£1,800 Per Month

- Contemporary detached home built for modern family living
- Three versatile reception rooms
- Double garage plus driveway parking
- Flexible layout offering space to work, relax and entertain
- Cloakroom, family bathroom and stylish en-suite
- Enviable corner position in a quiet, desirable cul-de-sac
- Four generous double bedrooms
- Secluded rear garden for outdoor living
- Close distance to the railway station and town centre



## Directions

## Viewings

Viewings by arrangement only. Call 01249 466999 to make an appointment.

## Council Tax Band

E

## EPC Rating:

D

| Energy Efficiency Rating                    |         |                         |
|---|---------|-------------------------|
|   | Current | Potential               |
| Very energy efficient - lower running costs |         |                         |
| (92 plus) A                                 |         |                         |
| (81-91) B                                   |         |                         |
| (69-80) C                                   |         |                         |
| (55-68) D                                   |         |                         |
| (39-54) E                                   |         |                         |
| (21-38) F                                   |         |                         |
| (1-20) G                                    |         |                         |
| Not energy efficient - higher running costs |         |                         |
| England & Wales                             |         | EU Directive 2002/91/EC |