



5 Villiers Close, Chippenham, Wiltshire, SN15 3SQ
£329,950

Set within a well presented and sought after cul de sac on the popular Monkton Park development, a MODERNISED detached family home. Some of updates include a new kitchen with integral appliances, a new cloakroom, bathroom suite, carpets and flooring throughout. VIEWING ADVISED.

- **Modernised Detached Home**
- **Three Bedrooms**
- **Lounge/Dining Room**
- **New Kitchen**
- **New Bathroom & Cloakroom**
- **Garage**
- **Driveway**
- **Front & Rear Gardens**

Entrance Hall

Double glazed front door, laminate flooring, radiator, stairs to the first floor, under stairs storage cupboard with shelving and power point, door to the cloakroom, lounge and kitchen.

Cloakroom

Double glazed window to the front, toilet and wash hand basin.

Lounge/Dining Room 19'10" x 10'08" (6.05m x 3.25m)

Double glazed window to the rear, double glazed french doors to the garden and radiator.



Kitchen 11'04" x 8'08" (3.45m x 2.64m)

Brand New Kitchen. Double glazed window to the front, gas fired boiler, floor and wall mounted units with under cabinet and kick board lighting, sink and drainer, integral washing machine, electric hob, electric double oven, extractor fan, integral fridge/freezer.



Landing

Airing cupboard and doors to all bedrooms as well as the bathroom.

Bedroom One 10'11" x 10'10" (3.33m x 3.30m)

Double glazed window to the rear and radiator.



Bedroom Two 10'11" x 8'09" (3.33m x 2.67m)

Double glazed window to the rear and radiator.



Bedroom Three 8'08" x 7'09" (2.64m x 2.36m)
Double glazed window to the front and radiator.



Bathroom 8'08" x 5'06" (2.64m x 1.68m)
Brand New Bathroom Suite. Double glazed window to the front, tiled floor and part tiled walls, towel radiator, toilet, wash hand basin, bath with shower screen, rainfall style shower and extractor fan.



Garage
Up and over door to the front.

Rear Garden
Mature garden laid to lawn and patio with selection of trees, plants and shrubs. The side gate provides access to the driveway.



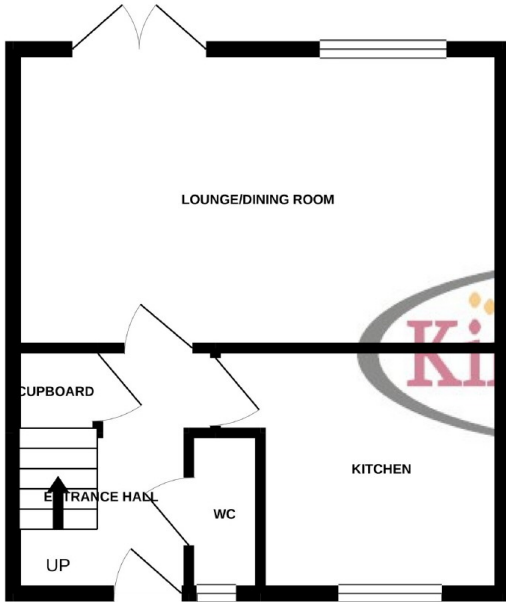
Driveway
Providing parking for around three cars.

Tenure
We are informed by the seller that the tenure of this property is Freehold.

Viewing
By prior arrangement through Kingsley Pike Estate Agents. Telephone 01249 464844.

Opening Times
Monday - Friday 9.00am - 5.30pm / Saturday 9.00am - 4.00pm

GROUND FLOOR
360 sq.ft. (33.5 sq.m.) approx.



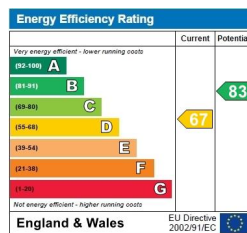
1ST FLOOR
360 sq.ft. (33.5 sq.m.) approx.



3 BEDROOM DETACHED

TOTAL FLOOR AREA: 721 sq.ft. (67.0 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 so 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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All measurements are approximate. Photography included within these sale particulars was prepared by Kingsley Pike Estate Agents in accordance with the Seller's instructions. The services, equipment, fixtures and fittings have not been tested and therefore cannot be relied upon as in working order. Room sizes should not be relied upon for carpets or furnishings.



"Local Knowledge Quality Service"

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