



4 Stapleford Close, Chippenham, Wiltshire, SN15 3FZ
£545,000

Situated within a sought-after cul-de-sac this imposing five bedroom detached family home is set within a generous plot and benefits from a number of additions, upgrades and improvements by the current owners. The integral double garage has been partially converted into an additional family space, the fully fitted kitchen with quartz work surfaces is now open to the dining room with patio doors leading in to the recently added garden room. An internal viewing is strongly advised.

- **Detached Family Home**
- **Five Bedrooms**
- **Lounge**
- **Open Plan Kitchen/Dining**
- **Family/Garden Room**
- **Bathroom & Two En Suites**
- **Generous Gardens**
- **Converted Double Garage**

Entrance Hall

Composite front door, porcelain tiled floor, under stairs cupboard, door to cloakroom, double doors to lounge, door to the dining room and door to the kitchen.

Cloakroom

Toilet, wash hand basin, tiled floor and radiator.

Lounge 20'06" x 11'11" (6.25m x 3.63m)

Double glazed window to the front and double glazed French doors to the rear, two radiators, electric fire with surround and laminate flooring.



L Shaped Kitchen/Dining Area 26'09" x 20'06" (8.15m x 6.25m)



Kitchen Area

Double glazed window to the rear, two double glazed windows to the side, spot lighting, range of floor and wall mounted units, Quartz work surfaces, breakfast bar and island with power sockets, sink and drainer, Siemens electric oven, Siemens microwave oven, Siemens warming drawer, Siemens electric induction hob, kick board heater and lights, full height freezer, full height fridge, Siemens dishwasher, wine fridge, porcelain tiled floor, built in larder cupboard, door to the hallway, door way to the utility space and door into the garage room.



Dining Area

Porcelain tiled floor, double glazed windows and double glazed patio doors to the conservatory, radiator and opening into the kitchen area.

Utility Room 8'02" x 4'09" (2.49m x 1.45m)

Double glazed door to the side, radiator, sink with mixer tap, plumbing for washing machine, space for tumble dryer.

Garden Room 15'06" x 10'07" (4.72m x 3.23m)

Double glazed windows to two sides, double glazed lantern roof, spotlighting and double glazed French doors leading out into the garden.



Landing

Double glazed window to the front, radiator, laminate floor, built in airing cupboard and storage cupboard, doors to bedrooms and the bathroom.

Master Bedroom 15'02" 12'01" Minimum (4.62m 3.68m Minimum)

Three double glazed windows, laminate floor, fitted wardrobes, two radiators, open to the dressing area with fitted wardrobes and door to the en suite.



Bedroom Four 12'02" x 8'04" (3.71m x 2.54m)
Double glazed window to the front and radiator.

Bedroom Five 10'05" x 8'05" (3.18m x 2.57m)
Double glazed window to the rear, radiator and fitted wardrobes.

Family Bathroom 7'08" x 7'03" (2.34m x 2.21m)
Double glazed window to the rear, toilet, towel radiator, bath with power shower over, wash hand basin with vanity storage, fully tiled.



En Suite 8'05" x 7'11" (2.57m x 2.41m)

Double glazed window, toilet, wash hand basin, free standing bath, marble floor, fully tiled, walk-in shower cubicle with rainfall style shower.



Family Room/Double Garage 17'03" x 17'02" (5.26m x 5.23m)
Partial conversion with raised floor, two double glazed windows to the side, double glazed door to the rear, door into the kitchen, laminate flooring and fitted cupboard storage. The two up and over garage doors remain behind a stud partition wall.

Rear Garden

A particular feature of this property is its generous rear garden with raised decking, patio and lawn, further patio to the side with storage shed and gated side access. Within the garden there are number of mature shrubs trees and plants as well as a garden pod/summerhouse.



Bedroom Two 12'06" x 10'10" (3.81m x 3.30m)

Double glazed window to the rear, radiator, door to the en suite and fitted cupboards.



En Suite

Double glazed window to the side, toilet, wash handbasin and shower cubicle with power shower.

Bedroom Three 12'02" x 12' Maximum (3.71m x 3.66m Maximum)

Double glazed window to the rear, laminate floor, radiator and two fitted cupboards.

Driveway

Providing off road parking for multiple cars.

Tenure

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

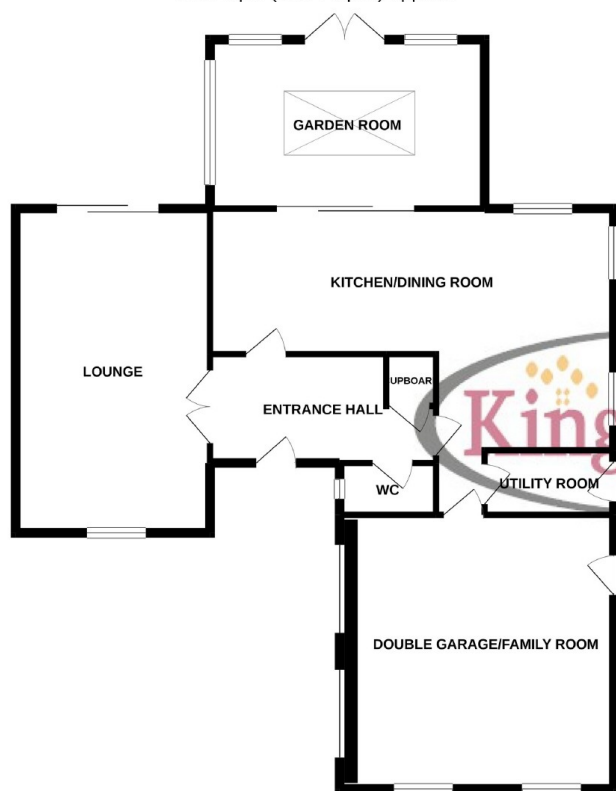
Viewing

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

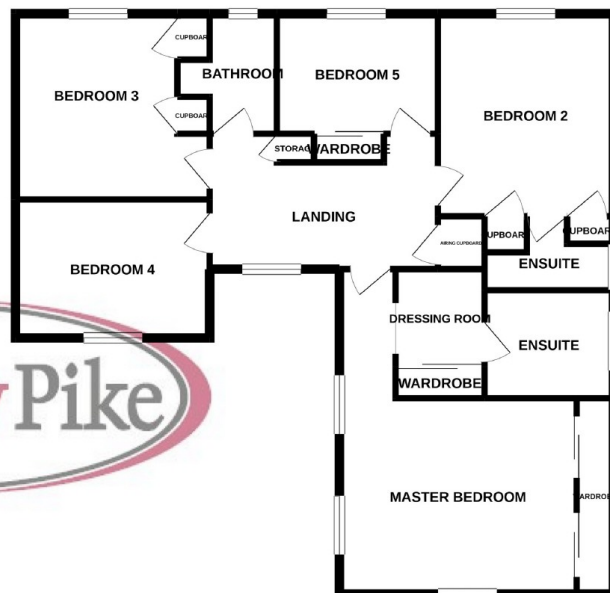
Opening Times

Monday - Friday 9.00am - 6.00pm / Saturday 9.00am - 4.00pm

GROUND FLOOR
1146 sq.ft. (106.4 sq.m.) approx.



1ST FLOOR
981 sq.ft. (91.2 sq.m.) approx.



TOTAL FLOOR AREA : 2127 sq.ft. (197.6 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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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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