









15 Maitland Close, Chippenham, SN15 3UD £245,000

Located within a cul de sac on the Pewsham estate a semi detached home with the benefit of a single garage and private driveway parking for at least three cars. Internally comprising; entrance hall, modern kitchen, lounge/dining room, two bedrooms and bathroom. To the rear is a well presented garden laid to areas of patio and lawn with personal door in to the garage.

#### **Entrance Hall**

Double glazed front door, double glazed window, laminate flooring, stairs to the first floor, under stairs storage, opening to the kitchen and door to the lounge/dining room.

# Kitchen 11' x 5'11" (3.35m x 1.80m)



Double glazed windows to the front and side, laminate flooring, radiator, floor and wall mounted units, gas hob, electric oven, extractor fan, one and a half bowl sink and drainer, plumbing for a washing machine and space for a fridge/freezer.



# Lounge/Dining Room 13'08" x 11'11" (4.17m x 3.63m)



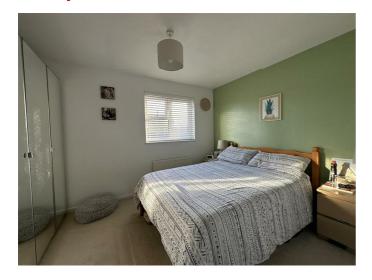
Double glazed window to the rear, double glazed door to the garden, radiator, laminate flooring and space for a table and chairs.



# Landing

Loft access and doors to the bedrooms and bathroom.

# Bedroom One 11'10" x 8'11" (3.61m x 2.72m)



Double glazed window to the rear and radiator.

# Bedroom Two 9'03" x 8'08" (2.82m x 2.64m)



Double glazed windows to the front, radiator, built in wardrobe and airing cupboard.



# Bathroom 6'02" x 5'08" (1.88m x 1.73m)



Double glazed window to the side, radiator, Vinyl flooring, toilet, wash hand basin, bath with electric shower over.

#### Garden



Laid to areas of patio, lawn and decking with gated side access to the driveway and personal door in to the garage.



# Garage 18'03" x 9'02" (5.56m x 2.79m)

Up and over door to the front, personal door to the side, window to the rear, power and light.

## **Driveway**

Driveway parking to the side of the property for at least three cars.

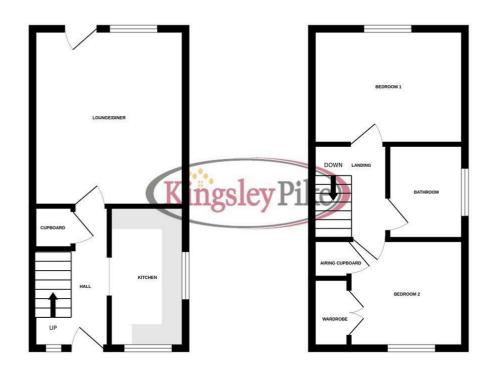
#### **Tenure**

We are advised by the .gov website that the property is Freehold.

#### **Council Tax**

We are advised by the .gov website that the property is band  $\ensuremath{\mathsf{B}}$ 

GROUND FLOOR 1ST FLOOR



TWO BEDROOM SEMI DETACHED HOUSE

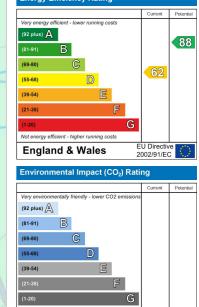
Whist every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, comes and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have been tested and no guarantee as to their operability or efficiency can be given.

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# **Area Map**

# Pewsham Way MIDDLE LODGE Map data ©2025

# **Energy Efficiency Graph**



**England & Wales** 

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 firms employment has the authority to make or give any representation or warranty in respect of the property.