



20 Marshall Street, Chippenham, SN14 0ED

Offers Over £249,500

Having been remodelled and updated in a number of areas by the current owner, this end of terrace home benefits from an extremely generous garden to the rear. The most impressive element is the open plan downstairs with the lounge and kitchen divided by a Quartz breakfast bar. There is a ground floor cloakroom with a bathroom and three bedrooms on the first floor.

Entrance Hall

Front door, double glazed window to the side, machined Oak flooring, electric radiator, stairs to the first floor and door to the lounge area.

Lounge Area 13'11" x 13'01" (4.24m x 3.99m)



Double glazed window to the rear, machined Oak flooring, chimney breast with surround and tiled hearth, open to the kitchen area.



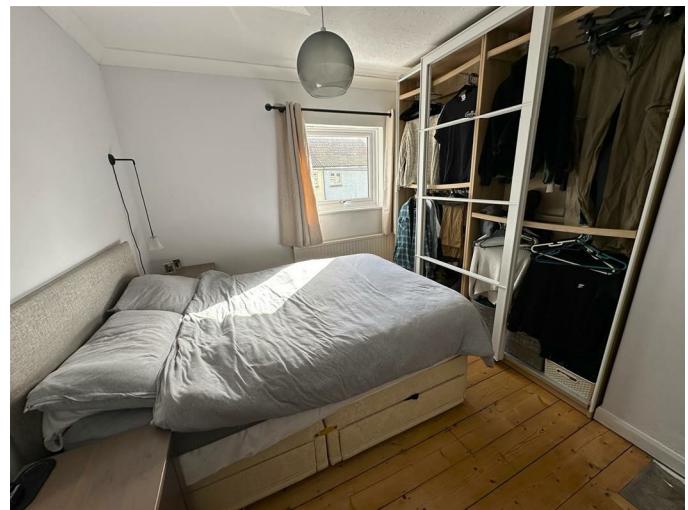
Kitchen Area 10'07" x 7'02" (3.23m x 2.18m)



Range of modern floor and wall units with Quartz work surfaces and peninsula island with seating, Belfast style sink, Indesit gas hob, electric oven, extractor fan over, tiled splashes, wall mounted gas fired boiler, integral dishwasher, spotlights, under cabinet lighting, opening to the rear lobby.



Bedroom One 11'06" x 9'03" (3.51m x 2.82m)



Double glazed window to the front, radiator, cast iron fireplace, stripped floorboards and hanging space.

Bedroom Two 10'09" x 8'10" (3.28m x 2.69m)



Double glazed window to the rear, radiator, stripped floorboards and cast iron fireplace.

Bedroom Three 8'02" x 7'09" maximum (2.49m x 2.36m maximum)

Double glazed window to the side.

Rear Lobby

Door to the garden, cloakroom and opening to under stairs utility area.

Cloakroom

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

Under Stairs Utility Area

Space for utilities, fridge/freezer and plumbing for a washing machine.

Landing

Double glazed window to the side, doors to the bedrooms and the bathroom.

Bathroom 6'03" x 5'01" (1.91m x 1.55m)



Double glazed window to the side, towel radiator, wash hand basin, toilet and bath with mains shower over.

Rear Garden

A generous plot laid predominantly to lawn with gravelled seating area, garden shed, path leading to the rear of the garden and gated side access.

Agents Notes

The neighbouring property has a right of access across the rear of the property.

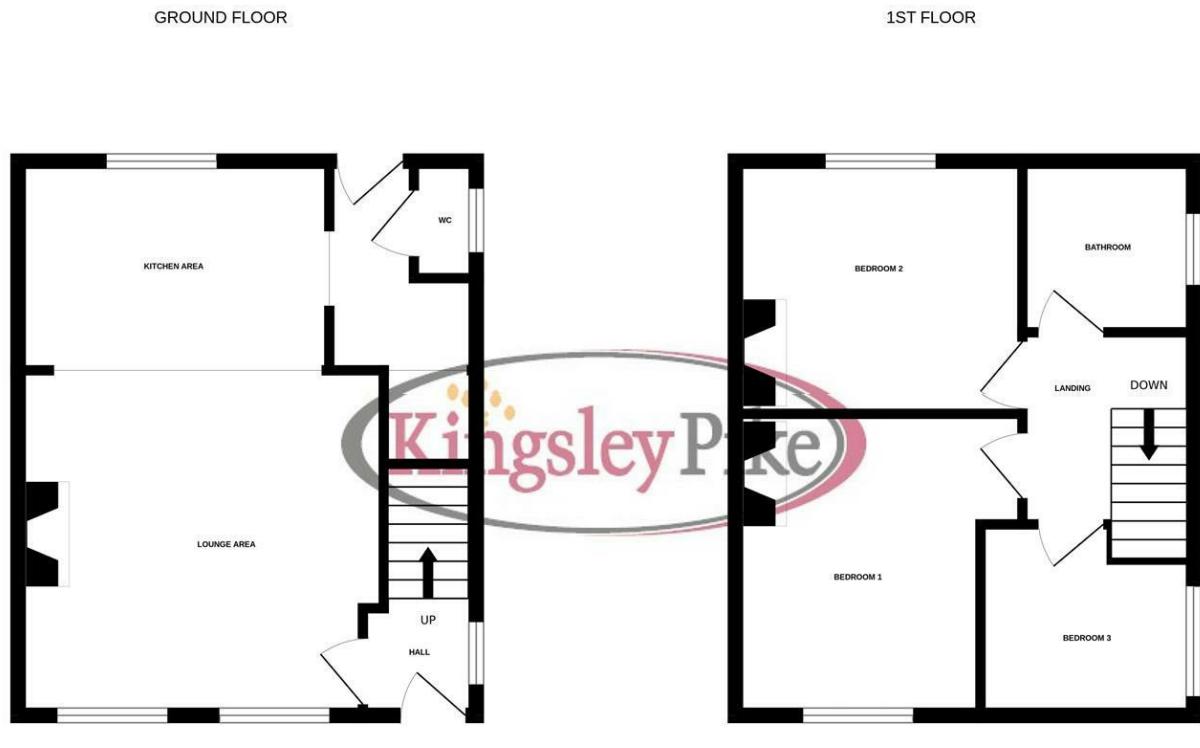
Tenure

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 B.

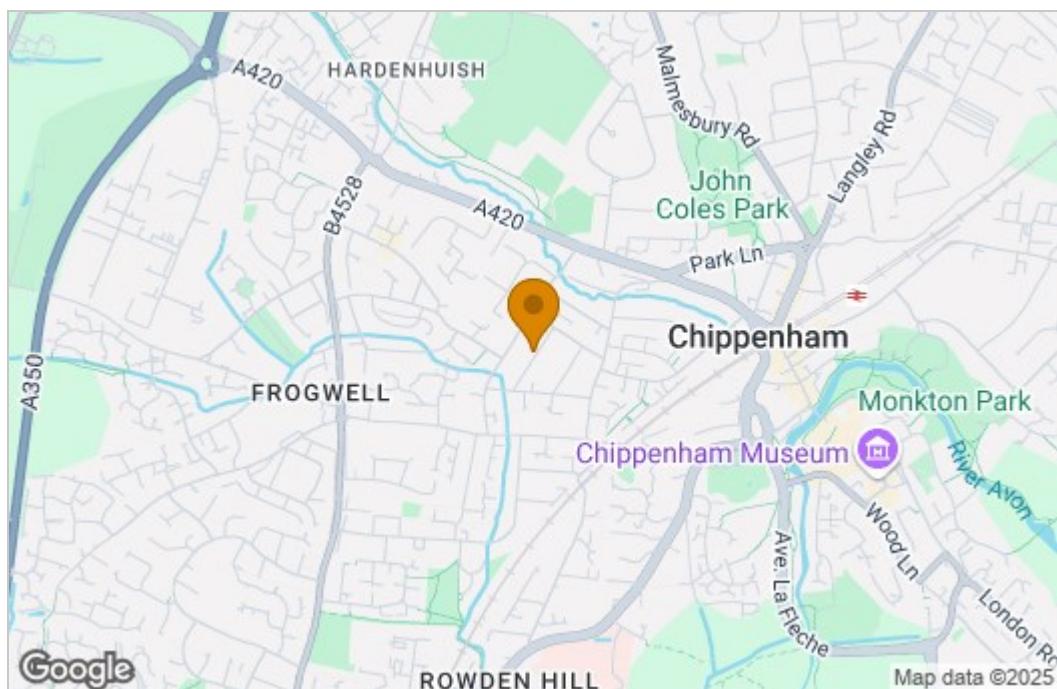
Floor Plan



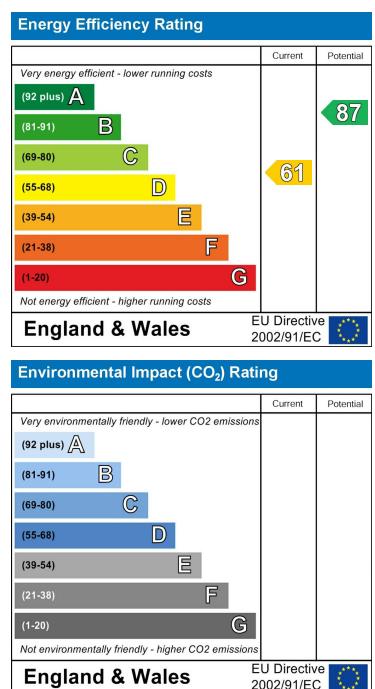
3 BEDROOM END OF TERRACE HOUSE

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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Area Map



Energy Efficiency Graph



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