



50 Curlew Drive, Chippenham, SN14 6YQ

£450,000

Located within the ever popular Cepen Park North development, convenient for access to the M4 motorway as well as both Sheldon and Hardenhuish Secondary Schools, a well proportioned detached family home with driveway parking for two cars and detached single garage. Internally comprising; entrance hall, cloakroom, lounge, conservatory, kitchen/breakfast room, four bedrooms, family bathroom and dressing room with en suite to the main. To the rear is a private enclosed rear garden. An excellent feature are the sixteen owned solar panels which provide an additional income for the home.

Entrance Hall



Front door, radiator, hardwood flooring, stairs to the first floor, under stairs cupboard, door to the cloakroom, door to the kitchen, double doors to the lounge and door leading out on to the driveway.

Cloakroom

Hardwood flooring, radiator, toilet and wash hand basin.

Kitchen/Breakfast Room



Double glazed window to the front, radiator, laminate flooring, range of floor and wall mounted units, washing machine, dishwasher, fridge, electric oven, gas hob with extractor over, peninsula island bar with seating and wall mounted gas fired boiler.



Lounge



Double glazed windows to the side and rear, double glazed French doors lead to the conservatory, radiator, hardwood flooring, gas fire and surround.





Landing



Conservatory



Double glazed windows to the sides and rear, radiator, laminate flooring and double glazed French doors to the garden.

Doors to all bedrooms, bathroom, airing cupboard and loft access.

Bedroom One

Double glazed window to the rear, radiator and opening to the dressing room.

Dressing Room

Double glazed window to the front, wardrobes and door to the en suite.

En Suite



Double glazed window to the front, towel radiator, wash hand basin, toilet, shower cubicle with electric shower.

Bedroom Two

Double glazed window to the front, radiator and wardrobes.

Bedroom Three



Double glazed window to the rear, radiator and wardrobe.

Bedroom Four



Double glazed window to the rear and radiator.

Family Bathroom



Double glazed window to the side, radiator, bath, toilet, wash hand basin, shower cubicle and extractor fan.

Rear Garden



Laid to areas of patio and artificial lawn with access to the driveway and personal door in to the garage.



Driveway

Accessed via a garage door front there is partially covered parking for two cars.

Garage

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

Solar Panels

The system is owned outright and is made up of sixteen panels providing a peak output of 4KW. The feed in tariff produces circa £800 per year.

Tenure

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

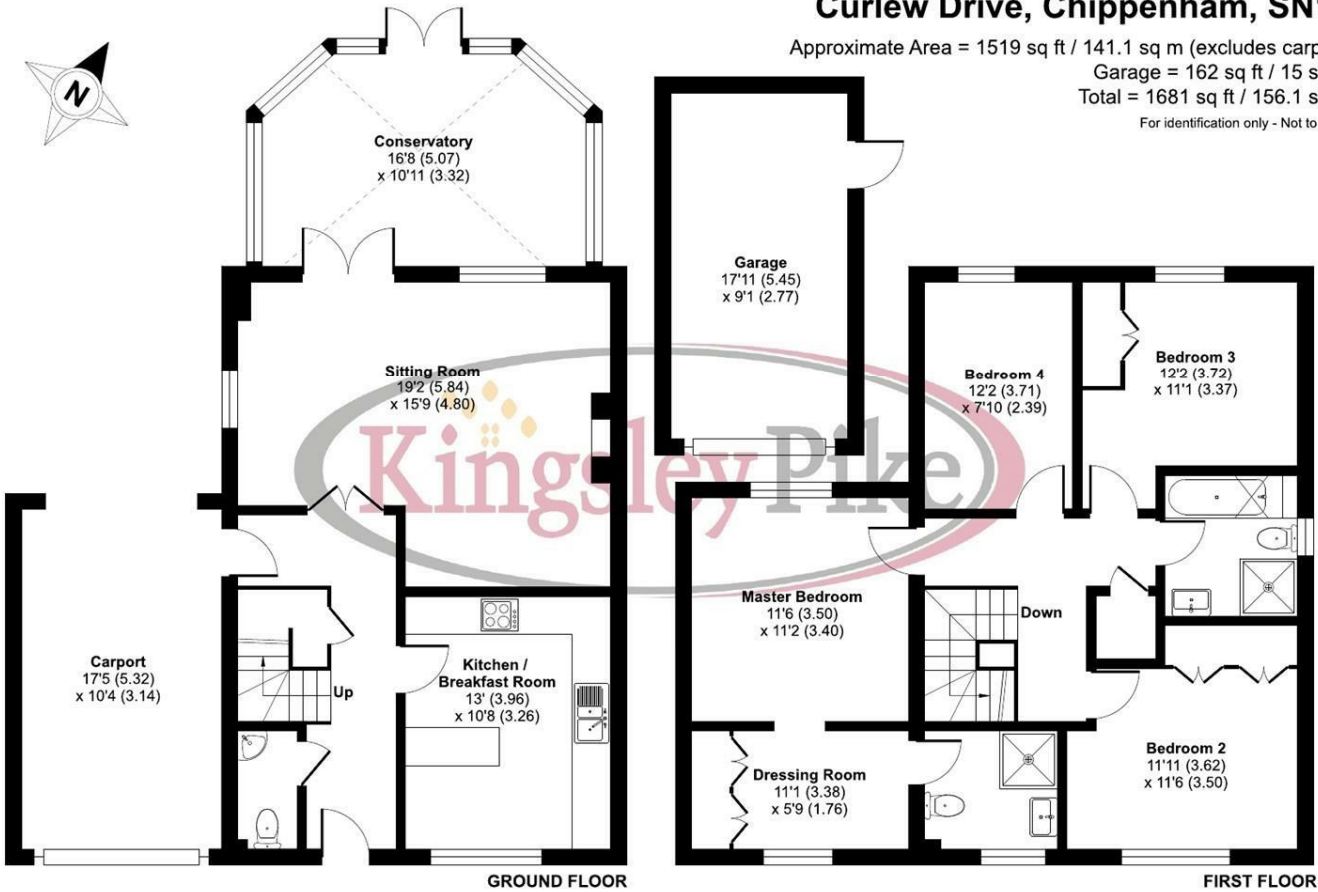
Council Tax

We are advised by the .gov website that the property is band E.

Floor Plan

Curlew Drive, Chippenham, SN14

Approximate Area = 1519 sq ft / 141.1 sq m (excludes carport)
Garage = 162 sq ft / 15 sq m
Total = 1681 sq ft / 156.1 sq m
For identification only - Not to scale

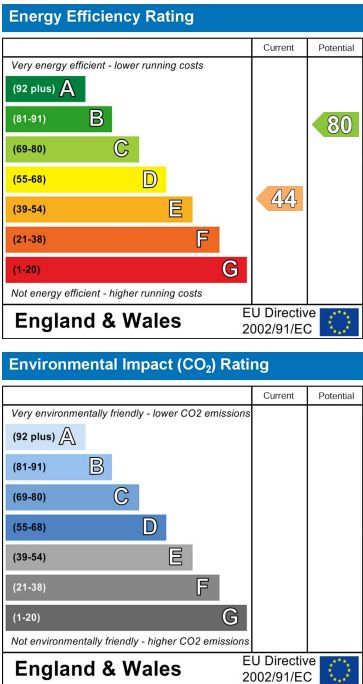


Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nidecom 2025. Produced for Kingsley Pike. REF: 1268012

Area Map



Energy Efficiency Graph



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