



15 Britains Close, Chippenham, SN15 4TU

£740,000

Located within a cul de sac in the sought after village of Sutton Benger, a well presented four bedroom, two en suite, modern detached home. Sutton Benger is well situated for links to the M4 Motorway Jct.17 and the town centre of Chippenham with main line rail to London Paddington. Sutton Benger is a vibrant village offering Primary school, post office, local pub The Wellesley and restaurant La Flambe. The property itself enjoys an open aspect to the front, to the rear there is an enclosed garden, double garage and driveway. Further benefits include double glazing and oil central heating.

Entrance Hallway



Front door leads into hallway with double glazed window and fitted shutters, radiator, tiled floor, stair case.

Cloakroom

W.C, hand basin, radiator.

Living Room



Double glazed window, double glazed French doors to garden, fireplace, two radiators.



Dining / Study / Family Room



Dual aspect double glazed windows, radiator.

Kitchen / Diner



Two double glazed windows, laminated work tops with a range of cupboards and drawers, inset sink unit, stainless steel sink unit, inset electric hob with cooker hood, fitted electric oven, integrated dishwasher, integrated double fridge/freezer, radiator, French doors to garden.



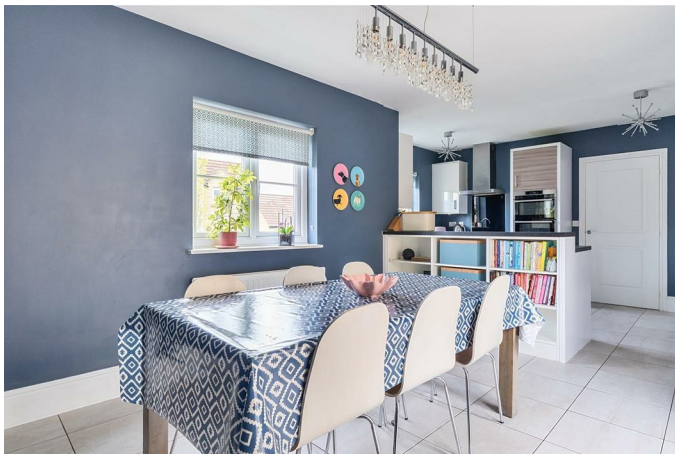


En Suite



Double glazed window, walk in shower cubicle, hand basin, W.C, radiator.

Bedroom Two



Double glazed window, radiator, door to en suite.

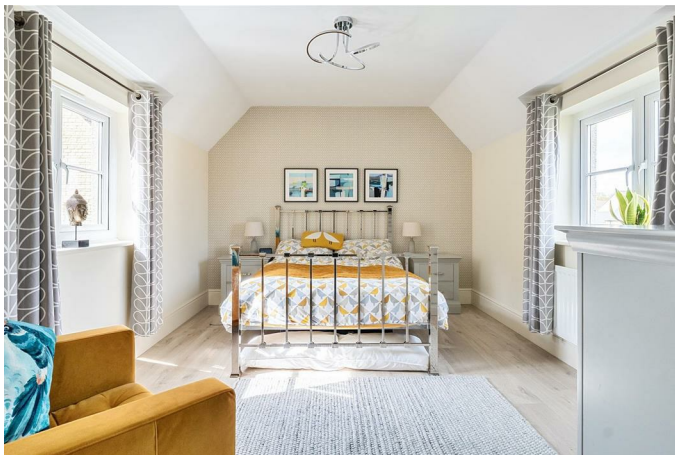
Utility Room

Door to garden, work tops with cupboard under, plumbing and space for washing machine, wall mounted gas boiler, radiator.

Galleried Landing

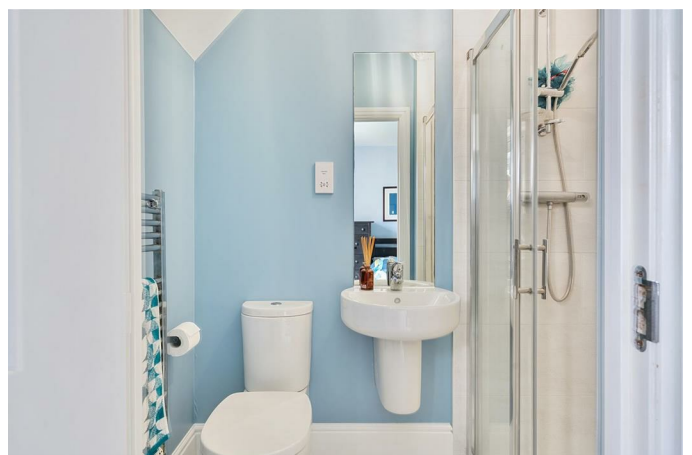
Double glazed window with fitted shutters, radiator, built in cupboard housing hot water tank, access to loft.

Bedroom One



Dual aspect double glazed windows, built in wardrobe, radiator, door to en suite.

En Suite



Fully tiled shower cubicle, hand basin, W.C, radiator.

Bedroom Three



Double glazed window, radiator.

Bedroom Four



Double glazed window, radiator.

Family Bathroom



Double glazed window, panelled bath, over bath shower, hand basin, W.C, radiator.

Outside

Front



To the front of the property there is an area of garden and to the side a driveway provides off road parking and access to the double garage.

Rear



Enclosed garden with artificial lawn and hardwood deck, outside tap.





Double Garage

Up and over doors, personal door to garden, storage over rafters, vinyl flooring.

Tenure

GOV.UK advise Freehold.

There is a development charge of Approx. £26.86 / Month.

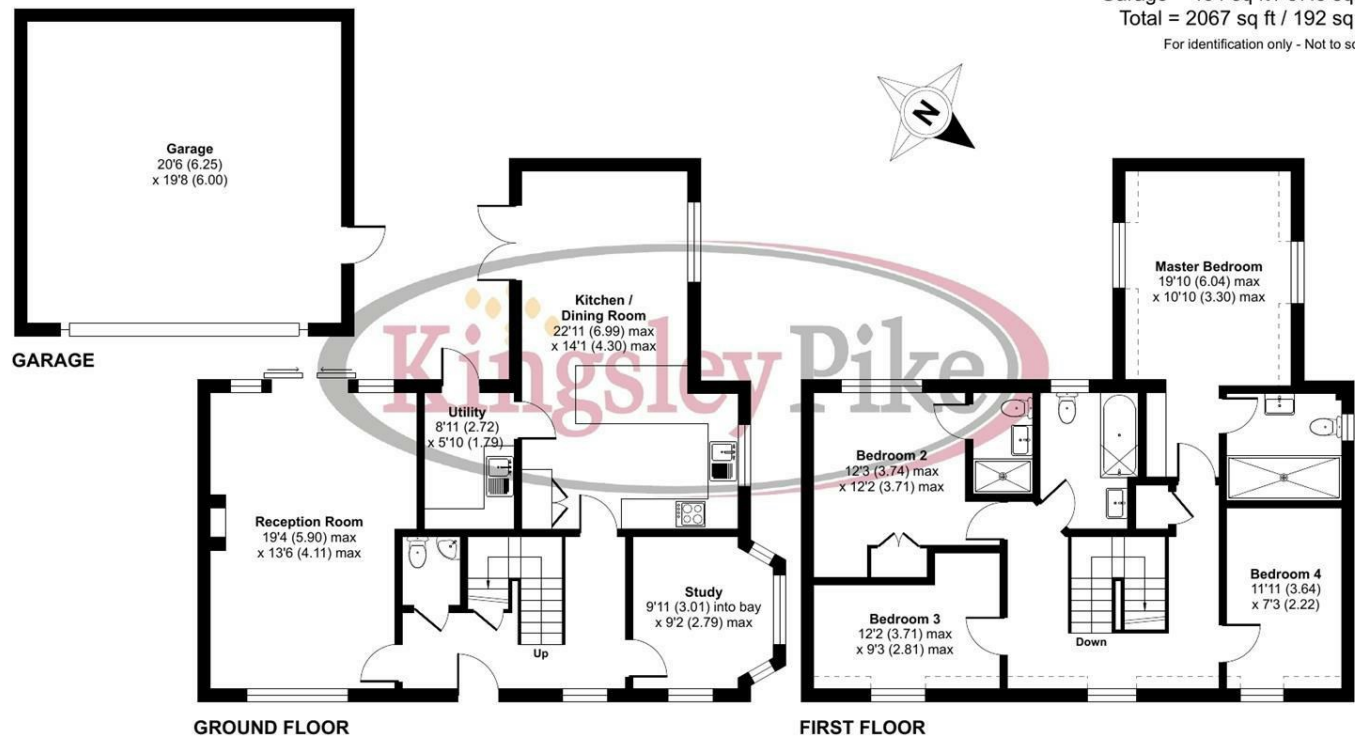
Council Tax band

GOV.UK advise Band G.

Floor Plan

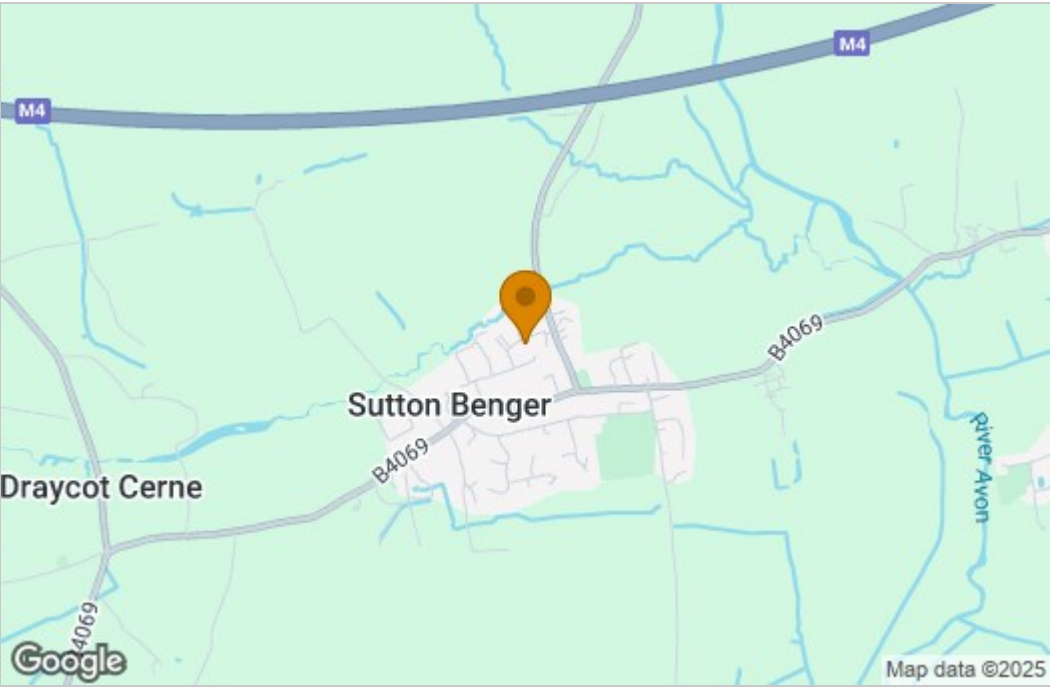
Britains Close, Sutton Benger, Chippenham, SN15

Approximate Area = 1626 sq ft / 151 sq m
Limited Use Area(s) = 37 sq ft / 3.4 sq m
Garage = 404 sq ft / 37.5 sq m
Total = 2067 sq ft / 192 sq m
For identification only - Not to scale

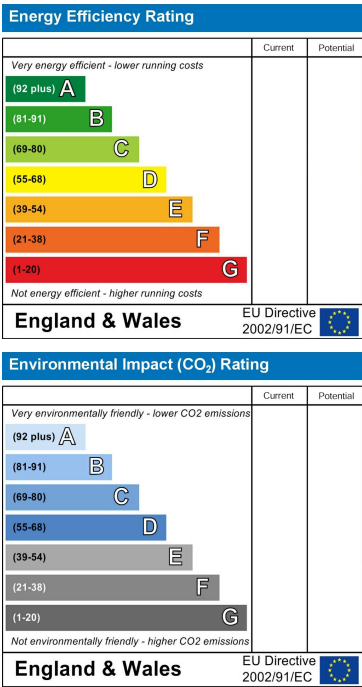


Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nitchcom 2025. Produced for Kingsley Pike. REF: 1280305

Area Map



Energy Efficiency Graph



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.