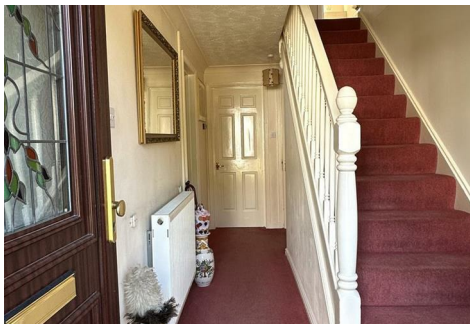




16 Anglesey Mead, Chippenham, SN15 3UB

£479,950

Located at the end of a well regarded cul de sac on the Pewsham estate, an EXTENDED detached family home with driveway parking, single garage and side and rear gardens. Internally comprising; entrance hall, cloakroom, lounge, dining room, conservatory, kitchen/breakfast room, four bedrooms, family bathroom and en suite shower room. Viewing advised to fully appreciate the property.

Entrance Hall



Double glazed window to the front, double glazed front door, radiator, stairs to the first floor, doors to the lounge, dining room, kitchen and cloakroom. There is an under stairs cupboard.

Cloakroom

Window to the rear, toilet and wash hand basin.

Lounge 21'01" x 11'06" max (6.43m x 3.51m max)



Double glazed window to the front, double glazed patio doors to the rear, two radiators, chimney with inset electric fire.



Conservatory 14'10" x 11'11" maximum (4.52m x 3.63m maximum)



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

Dining Room 9'06" x 9'06" (2.90m x 2.90m)



Double glazed window to the rear, radiator and serving hatch.

**Kitchen/Breakfast Room 12'02" x 16'08"
maximum (3.71m x 5.08m maximum)**



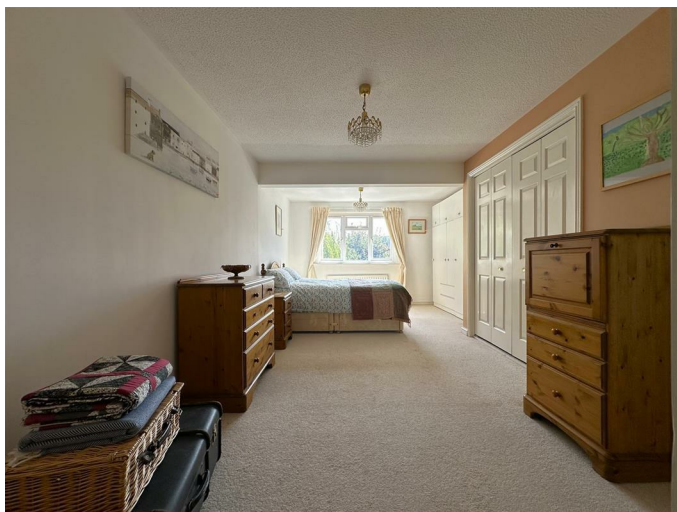
Double glazed window to the rear, double glazed door to the garden, serving hatch to the dining room, Vinyl flooring, floor and wall mounted units, central breakfast island, double electric oven, electric hob, extractor fan, plumbing for a washing machine and dishwasher, ceramic one and a half bowl sink and drainer and space for a fridge/freezer.



Landing

doors to all bedrooms, bathroom and airing cupboard along with loft access.

**Bedroom One 19'03" x 12'02" maximum
(5.87m x 3.71m maximum)**



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

En Suite

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

Bedroom Two 11'08" x 8'10" (3.56m x 2.69m)



Double glazed window to the front, radiator and storage cupboard/wardrobe over the stairs.

Bedroom Three 9'04" x 7 (2.84m x 2.13m)



Double glazed window to the rear, radiator and wardrobe.

Bedroom Four 7'08" x 7'01" (2.34m x 2.16m)

Double glazed window to the front, radiator and storage cupboard/wardrobe over the stairs.

Bathroom 6'07" x 6'03" (2.01m x 1.91m)



Double glazed window to the rear, radiator, toilet, wash hand basin and bath with electric shower over.

Garage 18'03" x 10'02" maximum (5.56m x 3.10m maximum)

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

Driveway

Parking on the driveway in front of the garage for at least three cars.

Gardens



To the side and rear the gardens are predominantly laid to lawn with areas of patio and established shrubs and plants. There is a personal door in to the back of the garage and gated access to the front of the home.



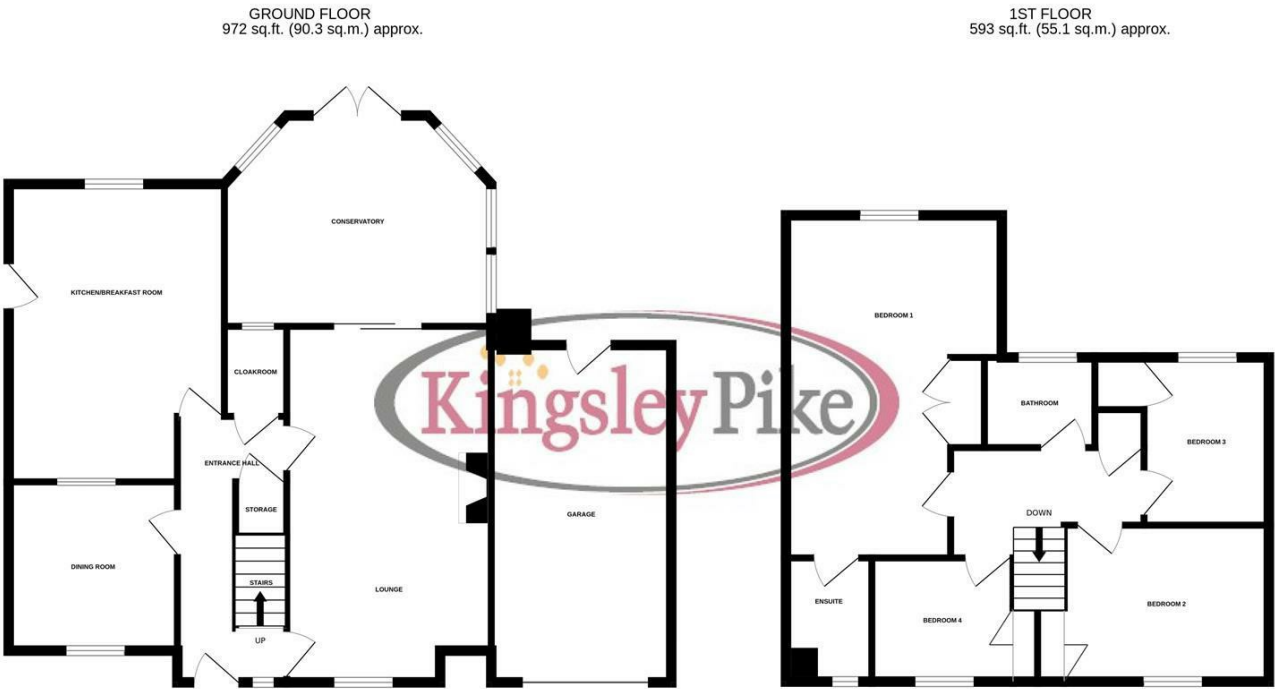
Tenure

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



FOUR BEDROOM DETACHED HOUSE (EXTENDED)

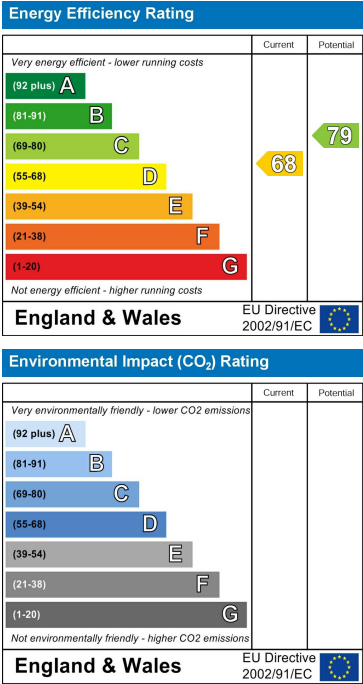
TOTAL FLOOR AREA : 1565 sq.ft. (145.4 sq.m.) approx.

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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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.