



Utterson View, Chippenham, SN15 2RN

Price Guide £490,000

Located within walking distance to the the Town Centre, with mainline railway station serving London Paddington, a four bedroom modern detached home. To the rear of the property there is an enclosed garden with lawn and patio area. To the front there is a further area of garden and driveway providing off road parking. The double garage is attached to the property and could give potential to convert subject to relevant permissions.

Entrance Hallway

Front door leads into entrance hallway with staircase to first floor, built in cupboard, radiator.

Cloakroom

Double glazed window to side, refitted with W.C, wash hand basin with cupboard under.

Study 6'07" x 6'11" (2.01m x 2.11m)

Double glazed window, radiator.

Living Room 14'10" x 11'02" (4.52m x 3.40m)



Double glazed bay window to front, coal effect gas fire inset to fireplace, radiator, double doors to dining room.

Dining Room 11'02" x 10'10" (3.40m x 3.30m)



Double glazed patio doors to rear, radiator.

Modern fitted Kitchen / Breakfast 13'06" x 9'10" (4.11m x 3.00m)



Double glazed window, work tops with inset stainless steel bowl sink and drainer, a range of cupboards and drawers, inset gas hob with cooker hood, fitted eye level double oven, integrated dishwasher, space for American style fridge/freezer.

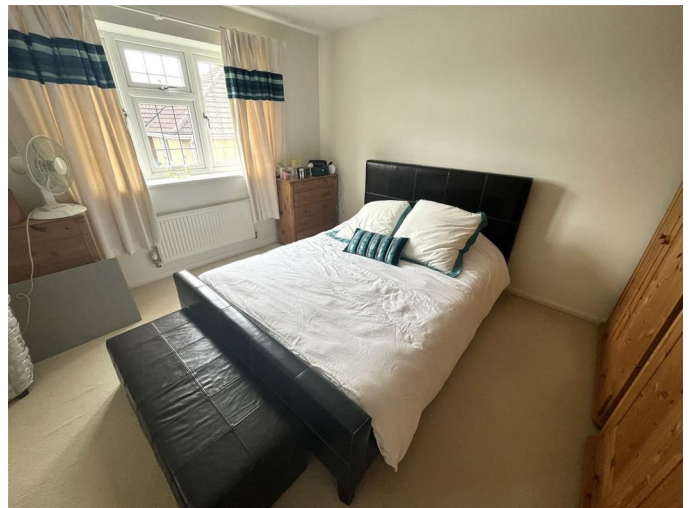
Utility Room 7'01" x 5'02" (2.16m x 1.57m)

Double glazed door to side, work top with cupboard under, plumbing and space for washing machine, further space for tumble dryer, wall mounted cupboards, wall mounted gas boiler, radiator.

Landing

Access to loft with loft ladder, built in cupboard housing hot water tank..

Bedroom One 12'07" x 11'03" (3.84m x 3.43m)



Double glazed window, radiator.

Re Fitted En Suite

Double glazed window, tiled shower cubicle, W.C, wash basin with cupboard under, heated towel rail, under floor heating.

Bedroom Two 10'03" x 9'02" (3.12m x 2.79m)



Double glazed window, radiator, built in wardrobes.

Bedroom Three 11'01" x 7'02" (3.38m x 2.18m)



Double glazed window, radiator.

Bedroom Four 11'02" x 8'09" (3.40m x 2.67m)

Double glazed window, radiator.

Bathroom

Double glazed window, re fitted suite with 'Jacuzzi' panelled bath, shower over, W.C, wash basin with cupboard under, wall mounted cupboards, heated towel rail.

Outside



Front

To the front there is an area of garden and path to front door. Driveway providing off road parking and access to the double garage.

Rear



Enclosed garden laid to lawn with patio areas.



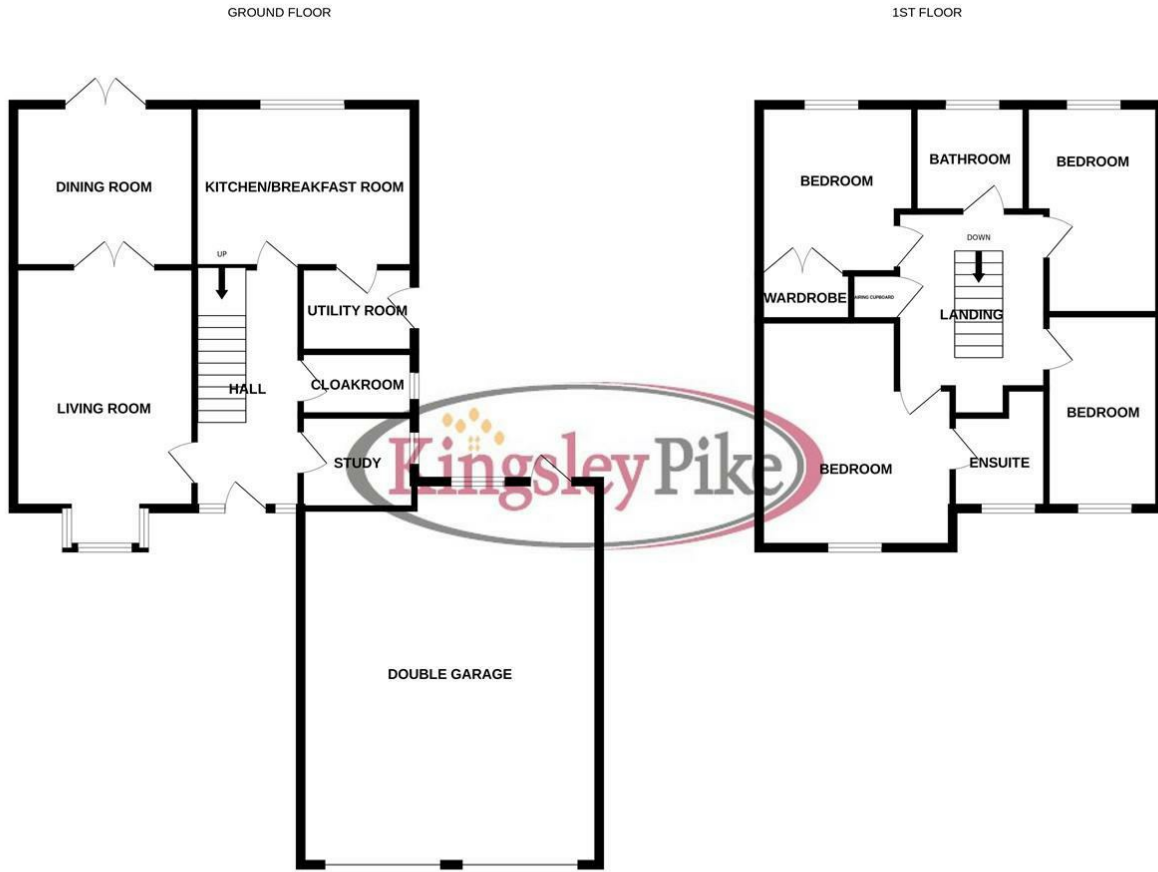
Tenure

GOV.UK advise Freehold

Council Tax Band

GOV.UK advise Band F

Floor Plan

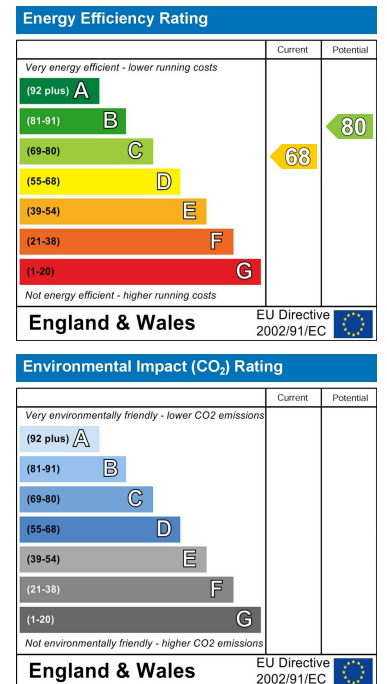


Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used 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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