



14 Reeds Ground, Marlborough

Guide Price £325,000

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14 Reeds Ground

This property, offered for sale with no onward chain, is ideally located in the heart of Marlborough, just a short walk from the town's amenities. Positioned in a sought-after cul-de-sac near Marlborough's renowned High Street, this semi-detached, three-bedroom home presents a wonderful opportunity for improvement.

The ground floor features a spacious lounge with a gas fireplace, a kitchen/breakfast room, a conservatory, and a convenient bathroom. Upstairs, there are two double bedrooms and one single bedroom, all carpeted throughout.

The property benefits from a garage and parking space for two cars at the side, along with a private, southwest-facing rear garden that includes a patio area, a lawn, raised borders, and a raised decked area. The garage is accessible through a side door at the rear of the garden. This home offers great potential for buyers looking to modernise and make it their own, with the added benefit of huge potential for extension, subject to planning permission (STPP).



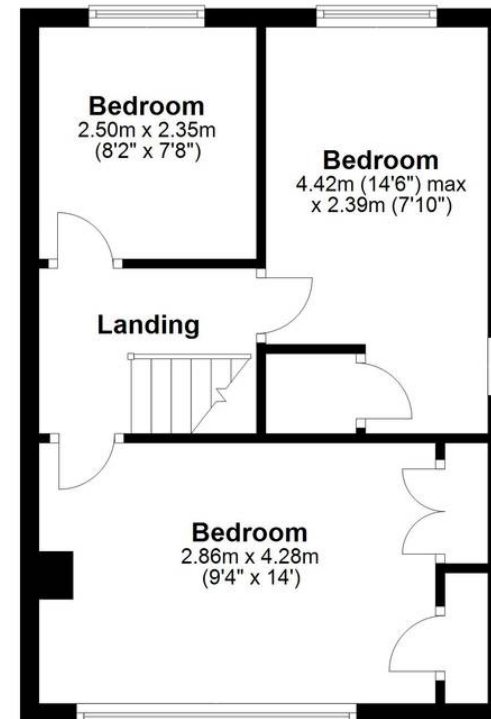
Ground Floor

Approx. 44.3 sq. metres (476.7 sq. feet)



First Floor

Approx. 35.3 sq. metres (379.5 sq. feet)



Total area: approx. 79.5 sq. metres (856.2 sq. feet)

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