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Gainey Gardens, Chippenham

Guide Price £315,000

3 2 1



Reference; SW0341 Well presented three bedroom property built by Barratt Homes, situated on the popular Birds Marsh development, offering easy access to the town centre, M4 motorway & mainline railway station. The property offers spacious & light accommodation throughout and in brief comprises; Entrance hallway with the stairs rising to the first floor and useful storage cupboard, cloakroom, kitchen / dining room with modern kitchen with some built in appliances and double doors opening to the garden, and dual aspect lounge. To the first floor are three bedrooms, the master with en-suite shower room, and a family bathroom. The garden is laid mainly to lawn with patio terrace and has gated access to the front and rear. To the rear is a driveway that provides parking for c.2 cars. An internal viewing is highly recommended.

Situation

The property is situated on the popular Birds Marsh development and is ideally situated on the northern outskirts of the town within easy reach of the town centre. Chippenham offers a comprehensive range of amenities to include mainline railway (London-Paddington), good choice of schools, college and sports centre. The M4 motorway, A4 and the A420 are all within easy access and offer good commuting links to the major centres of Bath, Bristol, Swindon and London.

***** PLEASE QUOTE REFERENCE; SW0341 *****

Property Information

Freehold

Council Tax Band; D

Gas Fired Central Heating

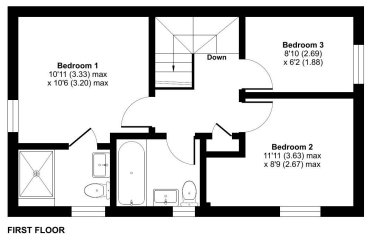
EPC Rating; B

Estate Charge TBC

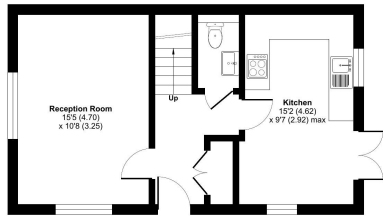


Gainey Gardens, Chippenham, SN15

Approximate Area = 848 sq ft / 78.7 sq m
For identification only - Not to scale



FIRST FLOOR



GROUND FLOOR

Plan also produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS) (Accession), October 2018. Prepared for eXp World UK Limited by eXp - REF: 12016573

- Please Quote Reference SW0341
- Popular Development
- Three Bedrooms
- Dual Aspect Lounge
- Driveway Parking
- Good Access To The Town Centre, Mainline Railway Station & M4
- Well Presented
- Kitchen / Dining Room With Some Built In Appliances
- Cloakroom, Family Bathroom & En-Suite Shower Room
- Viewing Highly Recommended

