



SCOTT WINDLE POWERED BY **exp** TM UK

@ scott.windle@exp.uk.com

scottwindle.exp.uk.com

07838 311 550



# Sandridge Road, Melksham

Guide Price £385,000

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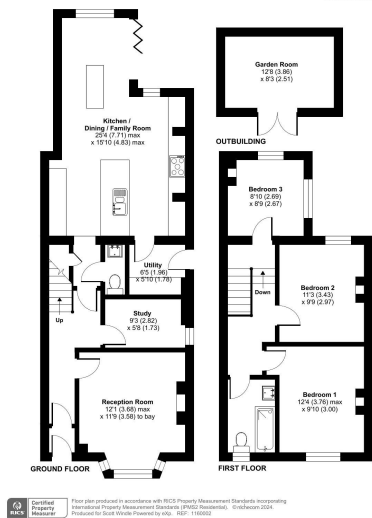


**Reference; SW0341** A charming and beautifully presented character property situated in a sought after location within easy access of the town, local amenities, schools and countryside. The property has been extended and refurbished throughout to an exceptionally high standard with considerable care and attention to create a wonderful home that sympathetically combines the benefits of modern day family living with the charm of a number of characterful features. You enter the property via a welcoming entrance hallway with attractive tiled flooring and the stairs rising to the first floor. To the front of the property is the sitting room with bay window, feature fireplace and herringbone flooring. The heart of the home is the stunning open plan kitchen / dining / family room with large window that frames the garden and bi-fold doors that open onto the porcelain tiled patio terrace. The kitchen comprises lots of storage units including a butlers cupboard that helps keep the kitchen space clutter free and a number of built in appliances to include a double oven, 5 ring hob with mirrored splashback, dishwasher, wine cooler as well as an American style fridge / freezer. Just off the kitchen is a useful utility room that houses the newly fitted boiler and has space for a washing machine and tumble dryer. A study / play room and a cloakroom complete the downstairs accommodation. To the first floor are three well proportioned bedrooms, all with feature fireplaces, and a stylish bathroom. To the front is a large driveway providing ample off street parking whilst to the rear is a landscaped garden laid to lawn with patio terrace and a home office/summer house with patio doors. Further benefits to this rarely available property include wet underfloor heating to the ground floor and newly fitted 'A' rated windows. This is a perfect property for families looking for a stylish home that offers spacious accommodation ready to move straight into and enjoy. An internal viewing is highly recommended. No onward chain.

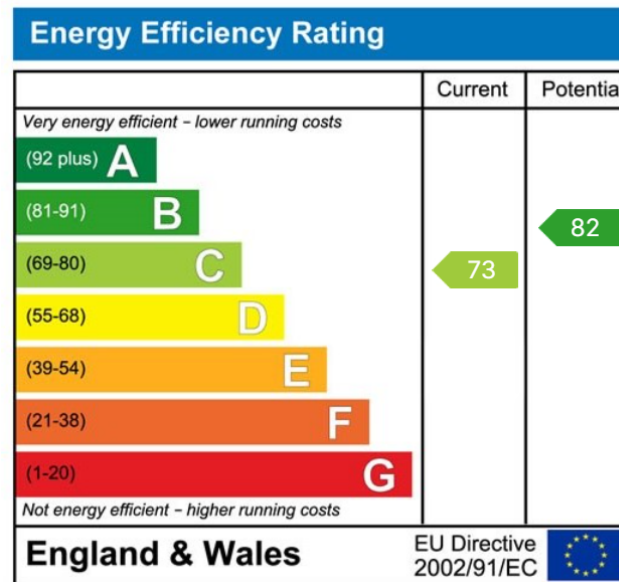


**Sandridge Road, Melksham, SN12**

Approximate Area = 1195 sq ft / 111 sq m  
 Outbuilding = 105 sq ft / 9.7 sq m  
 Total = 1300 sq ft / 120.7 sq m  
 For identification only - Not to scale



- Please Quote Reference SW0341
- Charming & Beautifully Presented Throughout
- Extended & Renovated To An Exceptionally High Standard
- Stunning Open Plan Kitchen / Dining / Family Room
- Sitting Room & Study / Play Room
- Utility Room With Newly Fitted Boiler & Downstairs Cloakroom
- Three Well Proportioned Bedrooms
- Landscaped Garden With Home Office / Summerhouse
- Wet Underfloor Heating To The Ground Floor
- No Onward Chain



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