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# Sheldon Road, Chippenham

Guide Price £325,000

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**Reference; SW0341.** Well presented three bedroom mid terrace character property offering spacious and light accommodation arranged over two floors, situated in a central location just a short distance away from the Town Centre, mainline railway station and highly regarded schools. In brief the accommodation comprises; Entrance porch that leads into the hallway, sitting room, dining room, conservatory, well appointed kitchen and a downstairs bathroom. To the first floor are three good sized bedrooms. To the rear of the property is a large garden split into three sections, mainly laid to lawn with a patio terrace and area laid to shingle. To the front is on street parking with potential to create a driveway subject to the usual planning consents being obtained. An internal viewing is highly recommended.

### Situation

The property is situated just a short walk from the town centre, mainline railway station (London Paddington - approx. 75 minutes), popular John Coles Park with tennis courts, and two highly regarded secondary schools; Sheldon & Hardenhuish. There is easy access to the M4 motorway giving excellent links to Bath, Bristol, Cardiff, Swindon and London. Chippenham offers a good choice of amenities including a range of shops, cafes, restaurants/public houses, supermarkets, cinema, sports centre, library and secondary and primary schools.

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

### Property Information

Freehold

Council Tax Band; B

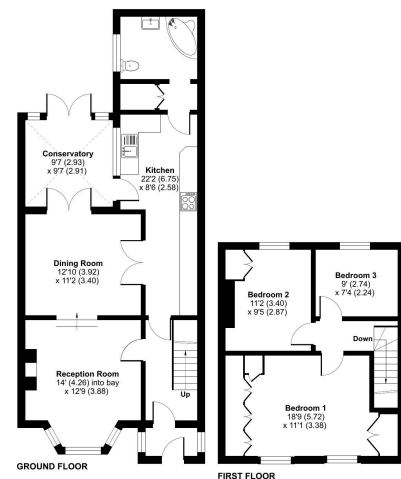
Gas Fired Central Heating

EPC Rating; E



# Sheldon Road, Chippenham, SN14

Approximate Area = 1193 sq ft / 110.8 sq m  
For identification only - Not to scale

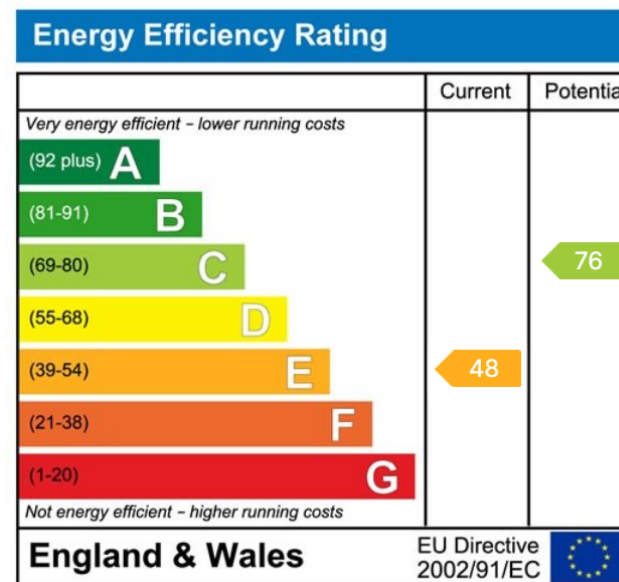


GROUND FLOOR  
FIRST FLOOR



Plan also prepared in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS) (Accredited). Chippenham 2025. Prepared for eXp World UK Limited by eXp. REF: 12016573

- Please Quote Reference SW0341
- Mid Terrace Character Property
- Three Good Size Bedrooms
- Downstairs Bathroom
- On Street Parking
- Central Location Close To Town Centre
- Well Presented
- Two Reception Rooms & Conservatory
- Large Garden
- Viewing Highly Recommended



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