



## **Burnet Close** Melksham SN12 7SJ

- Four Double Bedrooms
- Private, Good Sized Garden
- Three Reception Rooms
- Double Garage
- En-Suite
- Conservatory

**Asking Price £425,000 Freehold**



### **Hall**

Door to front elevation, doors to cloakroom, living room, study, dining room, kitchen and cupboard, stairs to first floor and radiator.

### **Living Room**

Window to front elevation, double doors to conservatory, fireplace and radiator.

### **Conservatory**

Windows to side and rear elevations, double doors to side elevation and under floor heating.

### **Cloakroom**

Fitted with a two piece suite comprising wash hand basin and low level WC, window to front elevation and radiator.

### **Study**

Window to rear elevation and radiator.



### **Kitchen**

Fitted with a matching range of base and eye level units with worktop space over plus breakfast bar, 1+1/2 bowl sink unit with single drainer and mixer tap, built in electric fan assisted oven and four ring gas hob, integrated fridge/freezer and dishwasher, space for washing machine and tumble dryer, two windows to rear elevation, door to rear elevation and radiator.

### **Dining Room**

Window to front elevation and radiator.

### **Landing**

Window to front elevation, doors to bedrooms and bathroom.

### **Main Bedroom**

Windows to front and side elevations, door to en-suite and radiator.

### **En-suite**

Fitted with a three piece suite comprising of corner shower, wash hand basin and low level WC, window to rear elevation and heated towel rail.

### **Bedroom Two**

Window to front elevation and radiator.

### **Bedroom Three**

Window to rear elevation and radiator.

### **Bedroom Four**

Window to rear elevation and radiator.

### **Bathroom**

Fitted with a three piece suite comprising of corner bath with shower over, wash hand basin and low level WC, window to rear elevation and heated towel rail.

### **Garden**

Fully enclosed with side access, laid to areas of patio, lawn, borders and space for a shed.

### **Double Garage**

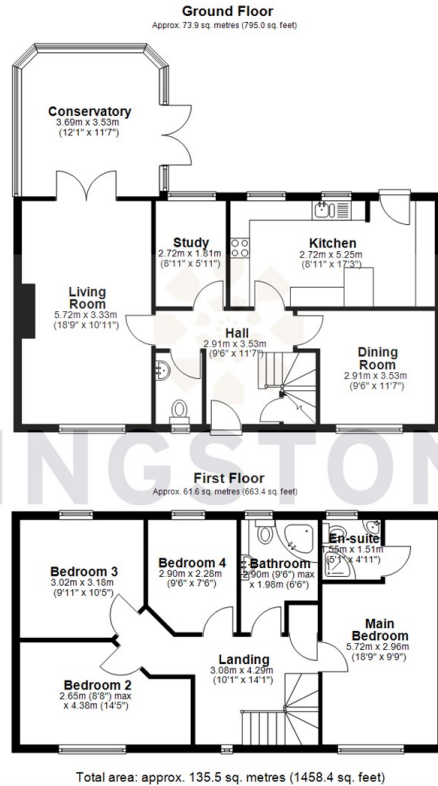
Two up and over doors to front elevation, power and light.

### **Driveway**

Located to the front of the garage with space for two vehicles.



Local Authority  
Council Tax Band **E**  
EPC Rating **D**



  
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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.