



📍 25 Clarendon Road, Trowbridge, Wiltshire, BA14 7BR

🏠 £425,000

A spacious and very well presented, three bedroom (plus loft room), two reception room, semi detached which dates back to the early 1900's and benefits from excellent decorative order throughout, recently refitted bathroom with contemporary suite, cellar room, utility area with W.C off, good sized, private garden, detached gym/studio and driveway parking.

- Stunning, Semi Detached, Period House
- Three Bedrooms Plus Attic Room
- Two Reception Rooms
- Utility & Cellar Room
- Modern Kitchen & Recently Refitted Bathroom With Contemporary Suite
- Good Sized, Rear Garden
- Driveway Parking
- Detached Gym/Garden Office
- Beautifully Presented Throughout
- Sought After Location

🏠 Freehold

🏠 EPC Rating E



A spacious and very well presented, early 1900's built, semi detached with long, private, rear garden, detached studio/gym/office and driveway parking, which is situated on a popular road which is within walking distance of the town centre, train station, schools and amenities.

The property offers impressive accommodation over three floors comprising; entrance hall, fabulous sitting room with feature fireplace (working), box bay window and ornate coving, dining room with ornate coving and two large windows looking onto the rear garden, kitchen with modern units, built in dishwasher, oven, induction hob and extractor, utility room with cloakroom off, cellar room/games room, two double bedrooms, one single bedroom, superb bathroom with recently fitted, contemporary suite and a useful loft room (accessed via space saving stairs) with Velux windows and eave storage, which is an ideal space for use as a study or an occasional bedroom.

Externally there is a block paved driveway and hedging to the front. To the rear there is a long, predominately lawned garden with paved patio seating area, well stocked borders and barked play area tucked behind the studio. The garden is private and enjoys a sunny aspect.

Detached, studio/gym/garden office, which is insulated and benefits from power, lighting and bi-fold doors opening a decked seating area.

Situation

Clarendon Road is a sought after and established road which is situated on the popular West Ashton side of Trowbridge. Trowbridge is the county town of Wiltshire offering a good range of retail, commercial and leisure facilities as well as a railway station which provides regular services to Salisbury and Southampton to the south and Bristol and Bath to the northwest. The main A350 and A36 are within a short distance of Trowbridge whilst Junction 17 of the M4 Motorway can be reached in approximately 30 minutes travelling time. Nearby towns and centres include Bradford on Avon (3 miles), Melksham (7 miles), Devizes (10 miles), Bath (10 miles) and Swindon (20 miles).

Property Information

Tenure; Freehold

Mains gas, electricity, water and drainage

Gas fired central heating

Council tax band; C

EPC Rating; E



Clarendon Road, Trowbridge, BA14

Approximate Area = 1298 sq ft / 120.5 sq m

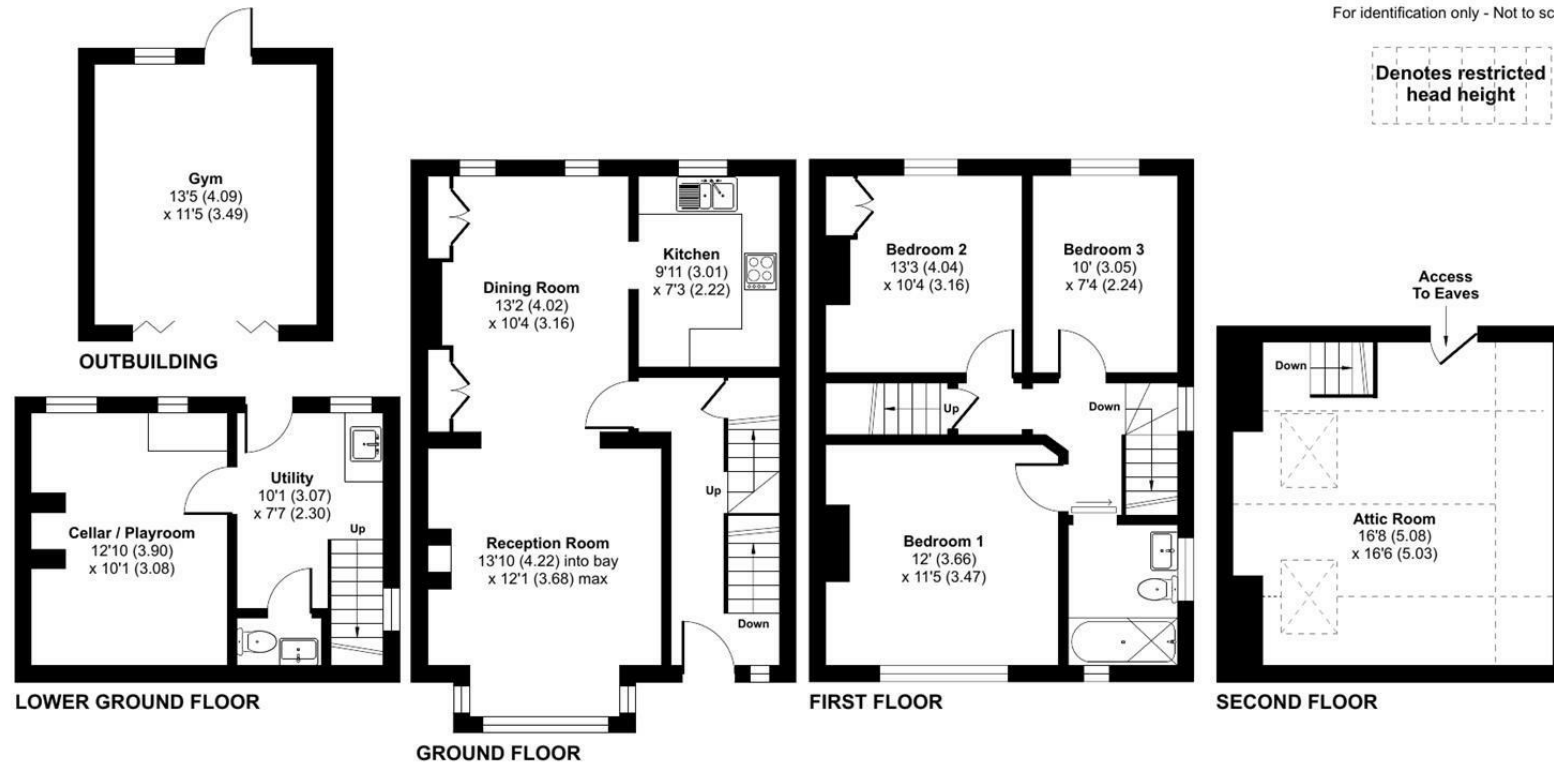
Limited Use Area(s) = 135 sq ft / 12.5 sq m

Outbuilding = 236 sq ft / 21.9 sq m

Total = 1669 sq ft / 154.9 sq m

For identification only - Not to scale

Denotes restricted
head height



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nitchecom 2025. Produced for Strakers. REF: 1305088

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