

for sale

guide price **£170,000**



Fuller Close CHIPPENHAM SN15 3HS

Modern Ground Floor Apartment comprising Entrance Hall, Lounge, Kitchen, Two Bedrooms and Bathroom. Outside there is an allocated parking space. Ideal investment or First time Buy.

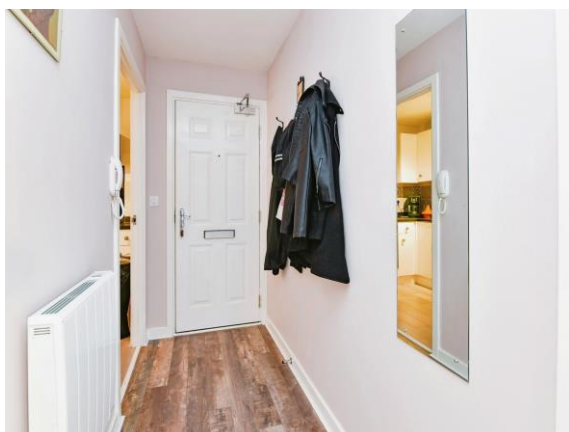


Fuller Close CHIPPENHAM SN15 3HS

Accommodation

A modern GROUND FLOOR APARTMENT situated in a convenient location for easy access to Chippenham Town Centre where you will find a range of retail outlets, bars and restaurants. There is also a bus station and a mainline railway station providing access to Bath, Bristol and London.

The property itself comprises Entrance Hall, Lounge, Kitchen, Two Bedrooms and a Bathroom. The property further benefits from an allocated space, Viewing Recommended.



Entrance Hall

Entrance door to front. Doors to all rooms.

Lounge

17' 7" x 14' 4" (5.36m x 4.37m)
Double glazed window. Electric radiator. TV point.

Kitchen

9' 9" x 6' 1" (2.97m x 1.85m)
Recently re-fitted kitchen with a range of matching base and wall units with complementary work surfaces over with inset sink and drainer. Part tiled walls. Integrated electric cooker and hob with extractor over. Plumbing for washing machine. Space for fridge/freezer.

Bedroom One

10' 3" x 10' 6" (3.12m x 3.20m)
Two double glazed windows. Electric radiator.

Bedroom Two

10' 3" x 6' 9" (3.12m x 2.06m)
Double glazed window. Electric radiator.

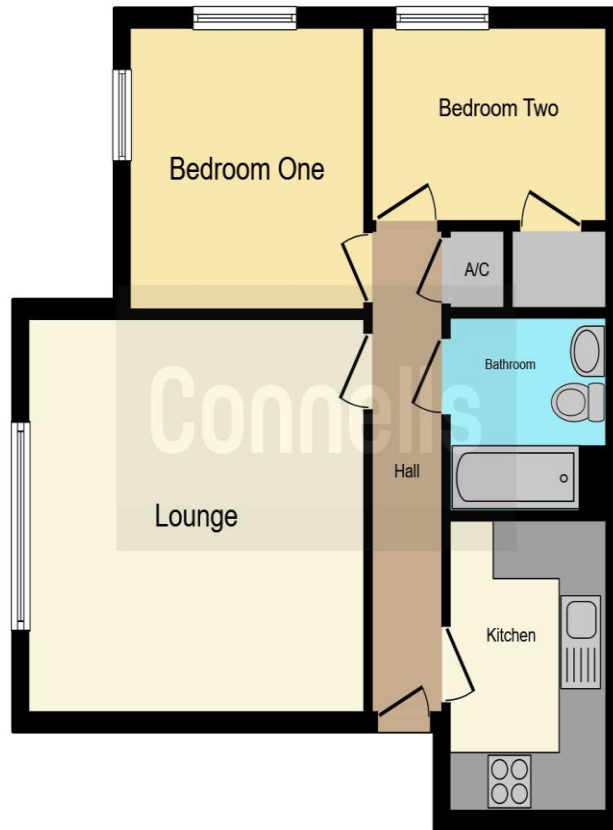
Bathroom

Suite comprising low level WC, wash hand basin and bath with shower over.

Outside

Allocated parking for one vehicle.





This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

To view this property please contact Connells on

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59 Market Place
 CHIPPENHAM SN15 3HL

Property Ref: CHM305872 - 0003

Tenure: Leasehold

EPC Rating: Awaiting

view this property online connells.co.uk/Property/CHM305872

This is a Leasehold property with details as follows; Term of Lease 155 years from 01 Jan 2005. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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