



Connells

Thomas Mead
Pewsham CHIPPENHAM



Property Description

this well presented Detached Family home is situated on the popular Pewsham development in a cul-de-sac location. Pewsham has a range of amenities including a doctors' surgery, primary school, chemist and convenience store. It is also within easy reach of Abbeyfield Secondary school. Chippenham Town Centre is within half a mile with a further range of retail outlets, bars and restaurants. There is also a mainline railway station providing access to Bath, Bristol and London Paddington. There are also great road links up to the junction 17 of the M4 motorway.

The property itself comprises Entrance Hall, dual aspect Lounge, separate Dining Room, Kitchen/Breakfast Room, Utility and Cloakroom to the Ground Floor whilst to the First Floor there are Four Bedrooms with Ensuite to the Master plus a Family Bathroom. Outside there is an attached Double Garage plus driveway parking for two vehicles.

Ground Floor

Entrance Hall

Entrance door to front. Radiator. Stairs to First Floor. Doors to Lounge, Dining Room, Kitchen and Cloakroom.

Lounge

22' 1" x 12' 11" (6.73m x 3.94m)

Window to front. French doors to rear. Two radiators. TV point. Feature fireplace.

Dining Room

9' 10" x 9' 5" (3.00m x 2.87m)

French doors to rear. Radiator.

Kitchen/Breakfast Room

13' 2" x 9' 10" (4.01m x 3.00m)

Fitted with a matching range of base and wall units with complementary work surfaces over with inset sink and drainer. Plumbing for dishwasher. Space for fridge. Gas hob and electric oven with cooker hood over. Breakfast bar. Part tiled walls. Window to rear. Radiator. Door to Utility Room.

Utility Room

Wall cupboards. Works surfaces with plumbing for washing machine. Appliance space. Door and window to side. Radiator.

Cloakroom

Suite comprising low level WC and wash hand basin. Radiator. Extractor fan.

First Floor

Landing

Stairs from Ground Floor. Airing cupboard. Access to loft space. Radiator.

Bedroom One

11' 11" x 11' 11" (3.63m x 3.63m)

Window to rear. Radiator. Archway through to Dressing Area. Built in wardrobes. Door to Ensuite.

Ensuite

Suite comprising low level WC, vanity wash hand basin and corner shower unit. Window to side. Radiator.

Bedroom Two

11' 11" x 9' 11" (3.63m x 3.02m)

Window to rear. Radiator. Built in wardrobe.

Bedroom Three

12' 8" x 6' 8" (3.86m x 2.03m)

Window to front. Radiator. Built in wardrobe.

Bedroom Four

8' 11" x 7' (2.72m x 2.13m)

Window to rear. Radiator.

Bathroom

Suite comprising low level WC, wash hand basin and bath with shower over. Part tiled walls. Radiator.

Outside

Front

Driveway parking for two vehicles leading up to the Double Garage.

Double Garage

With up and over door power and light.

Rear Garden

Fully enclosed. Block paved patio area with the remainder laid to lawn.









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

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EPC Rating: C

Tenure: Freehold

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