

for sale

£245,000



## Loyalty Street Chippenham SN14 0EF

Mid Terraced House. Lounge. Kitchen. Two Bedrooms. Bathroom. Front & Rear Gardens. No Onward Chain.



# Loyalty Street Chippenham SN14 0EF

## Description

Located on the sought-after Loyalty Street, this well-presented two-bedroom terrace house offers comfortable living in the heart of Chippenham, ideal for first-time buyers, investors, or those looking to downsize.

The property features a welcoming entrance hall leading to a spacious sitting room, perfect for relaxing or entertaining. To the rear, a kitchen/breakfast room provides ample space for dining and direct access to the rear garden-an ideal spot for summer barbecues or morning coffee. Upstairs, there are two well-proportioned bedrooms and a modern family bathroom.

Outside, the home benefits from both front and rear gardens, offering private outdoor space to enjoy year-round.

Location highlights:

Excellent transport links, with easy access to the A4, A350 and M4 motorway (Junction 17), ideal for commuters to Bath, Bristol

and Swindon. Chippenham railway station is within walking distance, offering direct services to London Paddington in just over an hour.

Close to local amenities, including shops, cafes, supermarkets, and leisure facilities.

Located near well-regarded schools, including both primary and secondary options, making it a great choice for families.

This is a fantastic opportunity to secure a lovely home in a convenient and popular location. Early viewing is highly recommended.





## **Ground Floor**

### **Hallway**

Entrance door to front. Door to Lounge. Stairs to First Floor. Radiator.

### **Lounge**

13' x 11' 3" ( 3.96m x 3.43m )

Window to front. Radiator. Wall mounted electric fire. Built in cupboard. Picture rail.

### **Kitchen**

15' 9" x 5' 9" ( 4.80m x 1.75m )

Fitted with a matching range of base and wall units with complementary work surfaces over with inset sink and drainer. Appliance space. ELEC COOKER & HOB. Window to rear. Door to rear.

## **First Floor**

### **Landing**

Access to loft space. Doors to all rooms.

### **Bedroom One**

12' 6" x 10' 3" ( 3.81m x 3.12m )

Window to front. Double radiator. Double cupboard housing boiler.

### **Bedroom Two**

9' 5" x 8' 9" ( 2.87m x 2.67m )

Window to rear. Radiator. Picture rail.

### **Bathroom**

Suite comprising low level WC, pedestal wash hand and p shaped bath. Radiator. Tiled flooring Window to rear.

## **Outside**

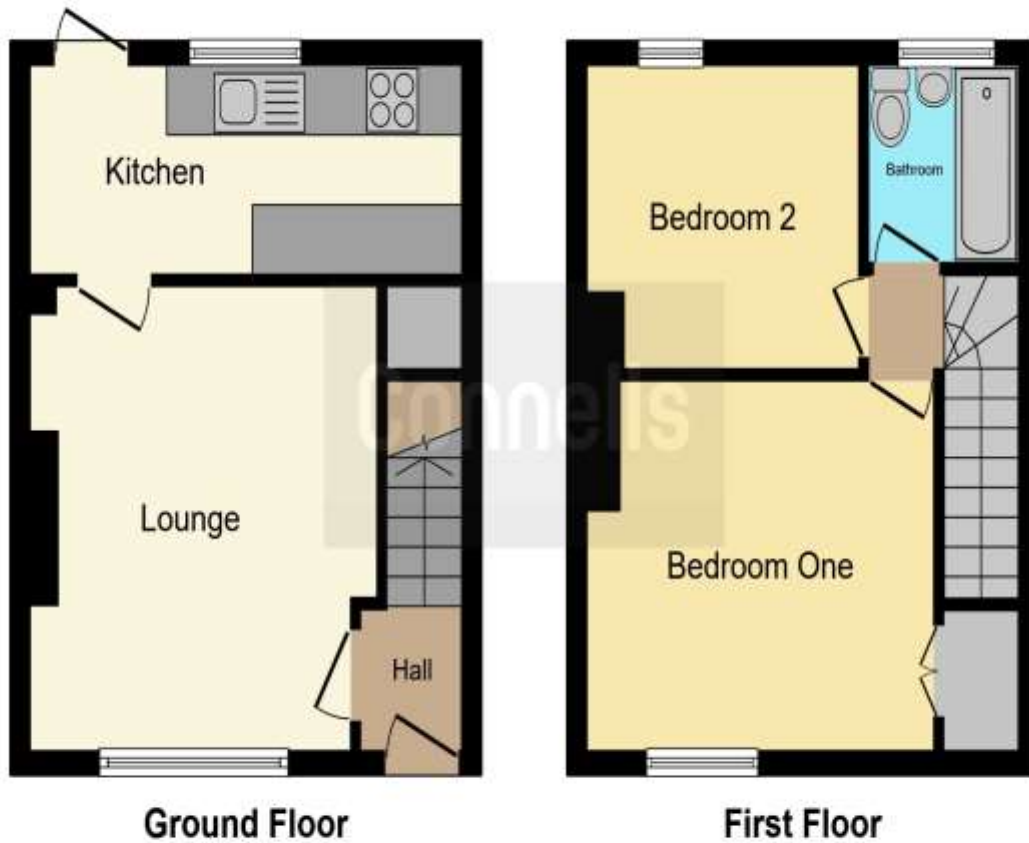
### **Front**

Courtyard garden laid to slabs. Gated access.

### **Rear Garden**

Patio and lawn areas. Gated access. Garden shed.





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](http://www.focalagent.com)

To view this property please contact Connells on

**T 01249 652 476**  
**E [chippenham@connells.co.uk](mailto:chippenham@connells.co.uk)**

59 Market Place  
 CHIPPENHAM SN15 3HL

Property Ref: CHM306220 - 0002

Tenure: Freehold    EPC Rating: D

Council Tax Band: B

**view this property online** [connells.co.uk/Property/CHM306220](http://connells.co.uk/Property/CHM306220)



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.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

see all our properties at [www.connells.co.uk](http://www.connells.co.uk) | [www.rightmove.co.uk](http://www.rightmove.co.uk) | [www.zoopla.co.uk](http://www.zoopla.co.uk)