

for sale

offers in the region of

£150,000



Marshfield Road Chippenham SN15 1JT

Two Bedroom Ground Floor Apartment.
Allocated Parking Space to the Rear. Open
Plan Lounge/Diner/Kitchen. Shower Room.



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Description

Two Bedroom Ground Floor Apartment situated in a convenient location for easy access to Chippenham Town Centre where you will find a range of shops, bars and retail outlets. There is also a mainline railway station providing access to Bath, Bristol and London Paddington. There are also great road links leading up to junction 17 of the M4 motorway.

The property itself comprises Hallway, Lounge/Diner/Kitchen, Two Bedrooms and a Shower Room. To the rear of the property there is an allocated parking space available.

The property is being sold with no onward chain.



Accommodation

Entrance Hall

Entrance door. Cupboard housing boiler. Doors to all rooms.

Lounge / Diner / Kitchen

16' 6" max x 12' 2" max (5.03m max x 3.71m max)

Kitchen Area

Fitted with a matching range of base and wall units with complementary work surfaces over with inset sink and drainer. Integrated oven and hob. Plumbing for washing machine. Part tiled walls.

Lounge / Diner Area

Three windows to front. Electric wall heater. Attractive stained glass window.

Bedroom One

10' 1" x 9' (3.07m x 2.74m)
window to side. Electric wall heater.

Bedroom Two

13' 7" x 5' 7" (4.14m x 1.70m)
Window to rear. Electric heater.

Shower Room

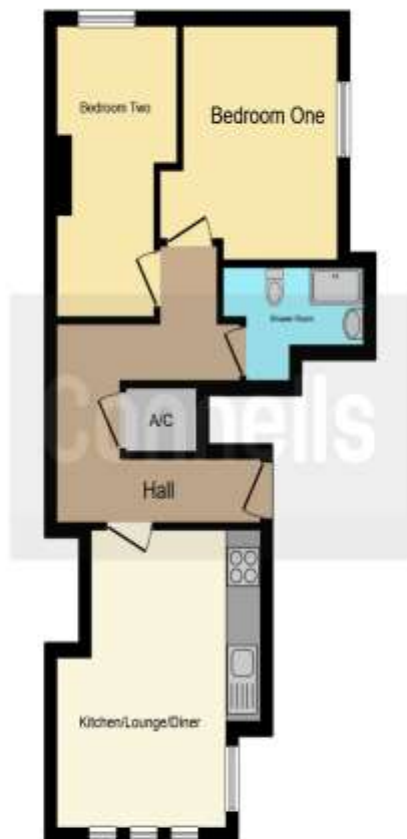
Suite comprising low level WC, pedestal wash hand basin and corner shower cubicle. Part tiled walls.

Outside

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: CHM306193 - 0004

Tenure: Leasehold EPC Rating: E

Council Tax Band: A Service Charge: 360.00

Ground Rent: Ask Agent

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This is a Leasehold property with details as follows; Term of Lease 999 years from 01 Jan 2006. 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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