



Connells

York Buildings  
Trowbridge, Wilts





### Property Description

Modern End Terrace Two Bed Property tucked away in the Town Centre & walking distance of Trowbridge Railway Station.

Accommodation comprises Entrance Hall, Cloakroom, Kitchen & Lounge to the Ground Floor whilst to the First Floor there are Two Bedrooms & Bathroom.

Outside, there area Gardens to the Front, Side & Rear...

Viewing advised!

### Entrance

Door to front. Open access to Lounge & Kitchen. Stairs rising to First Floor.

### Kitchen

9' 9" max x 6' 3" max ( 2.97m max x 1.91m max )

Window to front aspect. Comprising a range of wall, base & drawer units with work surfaces over & partly tiled walls. Inset sink and drainer unit. Built in oven and inset hob with extractor over. Space for appliances. Radiator.

### Lounge

12' 6" max x 11' 3" max ( 3.81m max x 3.43m max )

French doors to rear, lead out to garden. Door to Cloakroom. Radiator.

### Cloakroom

Suite comprising wash hand basin & low level wc. Splashback tiling. Radiator.

## First Floor Landing

With stairs rising from Entrance Hall. Window to rear aspect. Doors to Bedrooms & Bathroom. Radiator.

## Bedroom One

11' 9" max x 8' 7" max ( 3.58m max x 2.62m max )  
Window to front aspect. Radiator.

## Bedroom Two

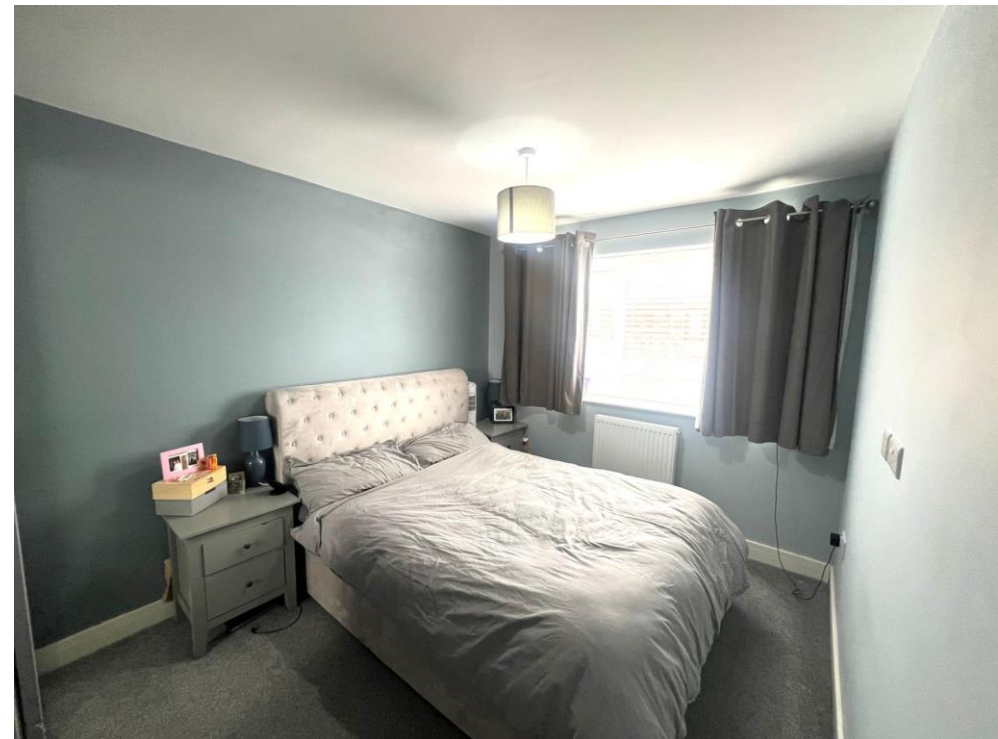
6' 2" max x 6' 1" max ( 1.88m max x 1.85m max )  
Window to front aspect. Radiator.

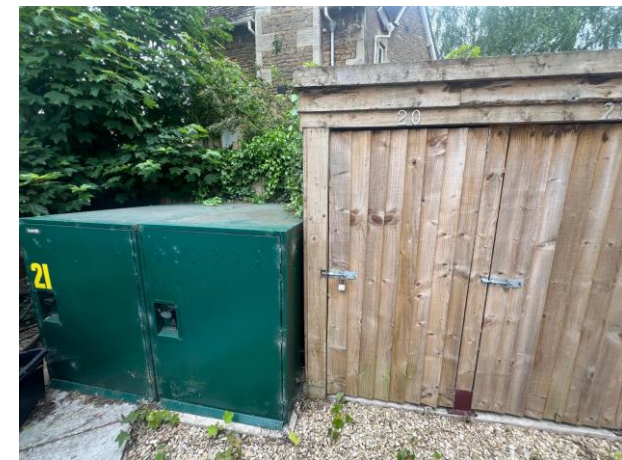
## Bathroom

Obscure window to rear. Suite comprising bath with shower over, wash hand basin & low level wc. Radiator.

## Gardens

Areas laid to gravel to the front, side & rear. Gardens shed. Boundary wall to front. Hedging & fencing to side & rear.





To view this property please contact Connells on

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11 Fore Street  
TROWBRIDGE BA14 8HA

EPC Rating: B    Council Tax  
Band: A

Tenure: Freehold

**view this property online [connells.co.uk/Property/TWB307410](https://connells.co.uk/Property/TWB307410)**



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