



**Monument View, Calne SN11 0FR**

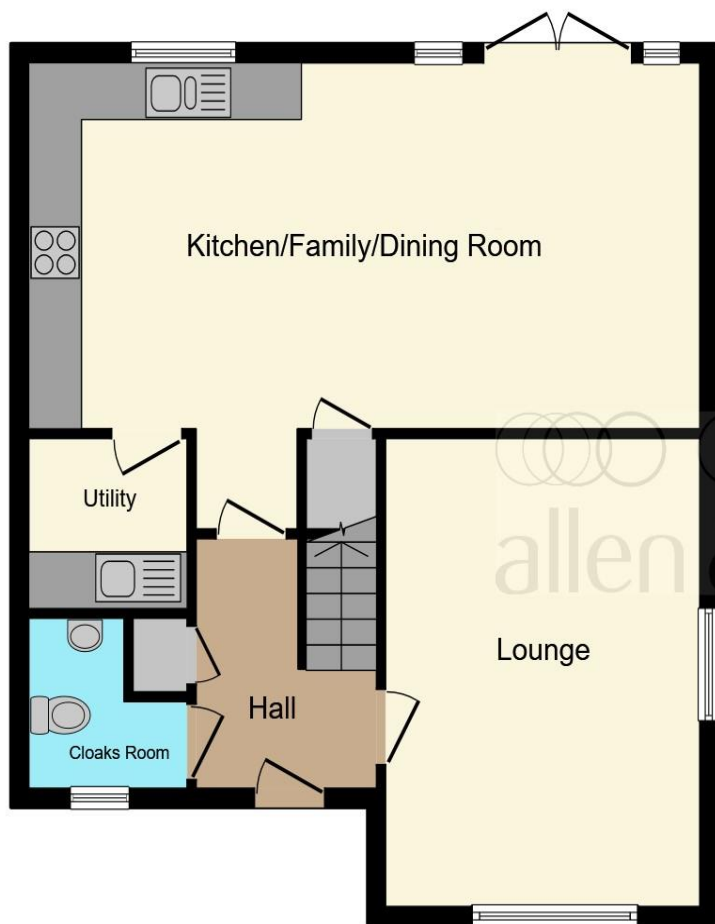
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## **Monument View, Calne**

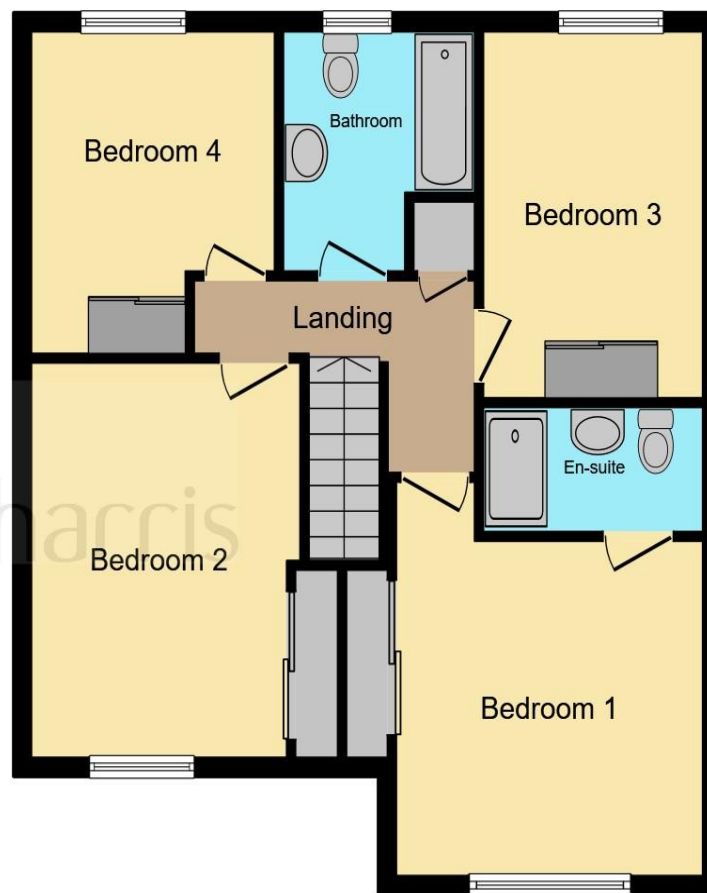
This spacious four-bedroom house features a bright lounge with electric fireplace, modern kitchen/diner and separate utility room. Upstairs the master bedroom includes an en suite while the remaining bedrooms are well-sized with ample storage. The rear garden has side access and driveway to the front







**Ground Floor**



**First Floor**

**Entrance Hall**

**Cloakroom**

**Lounge**

11' 8" max x 16' 5" max ( 3.56m max x 5.00m max )

**Kitchen/Diner**

25' 1" max x 16' 1" max ( 7.65m max x 4.90m max )

**Utility Room**

5' 7" max x 6' 5" max ( 1.70m max x 1.96m max )

**Landing**

**Bedroom One**

11' 9" max x 15' 6" max ( 3.58m max x 4.72m max )

**Bedroom Two**

9' 2" max x 14' 9" max ( 2.79m max x 4.50m max )

**Bedroom Three**

9' 6" max x 11' 1" max ( 2.90m max x 3.38m max )

**Bedroom Four**

9' 4" max x 7' 5" max ( 2.84m max x 2.26m max )

**Bathroom**

**Front Garden**

**Rear Garden**

**Parking**

**Garage**

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)

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## Monument View, Calne

- Four Bedrooms
- En-Suite to Master
- Utility Room
- Rear Garden with Side Access
- Driveway for 3 Cars

Tenure: Freehold EPC Rating: B

**£525,000**



Please note the marker reflects the postcode not the actual property

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Property Ref:  
CLN109234 - 0004

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