



**Guthrie Close, Calne SN11 9QA**

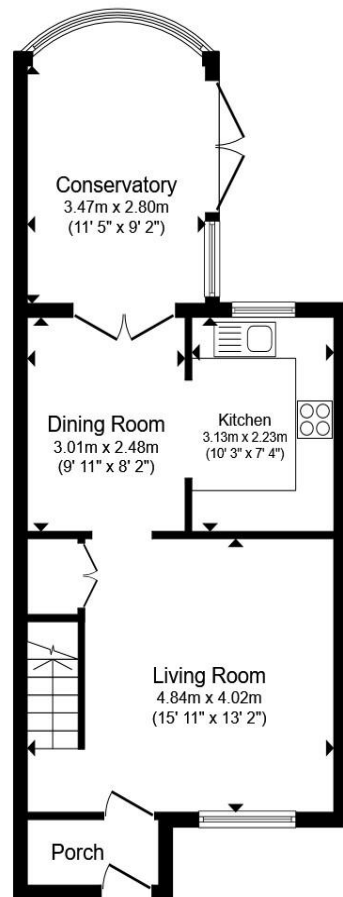


**welcome to**

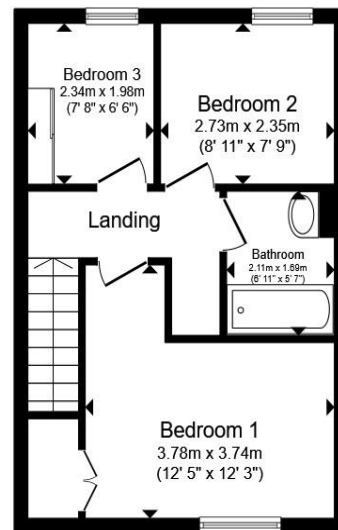
## **Guthrie Close, Calne**

Well-presented 3-bed terraced home with lounge, dining room, conservatory, modern kitchen, garden, driveway and garage. Close to local amenities and transport links.





**Ground Floor**



**First Floor**

Total floor area 83.3 m<sup>2</sup> (897 sq.ft.) approx

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.propertybox.io](http://www.propertybox.io)

### **Lounge**

15' max x 13' max ( 4.57m max x 3.96m max )

### **Dining Room**

8' max x 9' max ( 2.44m max x 2.74m max )

### **Kitchen**

10' max x 7' max ( 3.05m max x 2.13m max )

### **Conservatory**

11' max x 9' max ( 3.35m max x 2.74m max )

### **Landing**

### **Bedroom One**

12' max x 12' max ( 3.66m max x 3.66m max )

### **Bedroom Two**

8' 1" max x 7' max ( 2.46m max x 2.13m max )

### **Bedroom Three**

7' max x 6' max ( 2.13m max x 1.83m max )

### **Bathroom**

### **Loft Space**

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## **Guthrie Close, Calne**

- Three Bedroom Terraced House
- Conservatory
- Gravelled Driveway
- Garage En Bloc
- Rear Garden with Decking

Tenure: Freehold EPC Rating: Awaited  
Council Tax Band: C

**£250,000**



Please note the marker reflects the  
postcode not the actual property

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Property Ref:  
CLN109716 - 0003

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