



Eastern Avenue, Chippenham SN15 3LW

welcome to

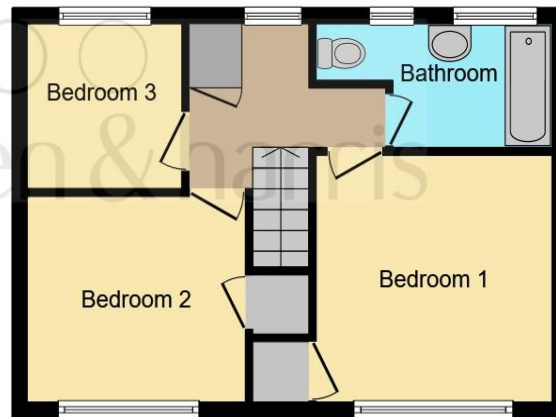
Eastern Avenue, Chippenham

If you are looking for a fantastic family home on the popular Monkton Park development which has been greatly improved and extended by the currently owners an internal viewing is a must!

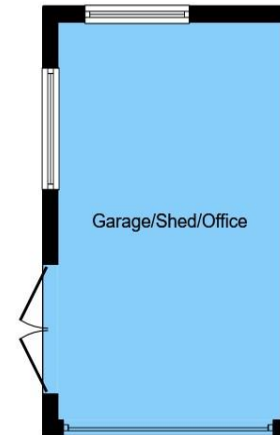




Ground Floor



First Floor



Garage

Entrance Hall

Cloakroom

Lounge

16' 11" x 11' 2" (5.16m x 3.40m)

Refitted Kitchen

17' x 14' 4" (5.18m x 4.37m)

Cloakroom

Dining Area

10' 2" x 14' 10" (3.10m x 4.52m)

Landing

Bedroom One

11' 2" x 11' 4" (3.40m x 3.45m)

Bedroom Two

11' x 9' 4" (3.35m x 2.84m)

Bedroom Three

7' 10" x 7' 6" (2.39m x 2.29m)

Bathroom

Rear Garden

Front Garden

Garage

Agents Note

This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

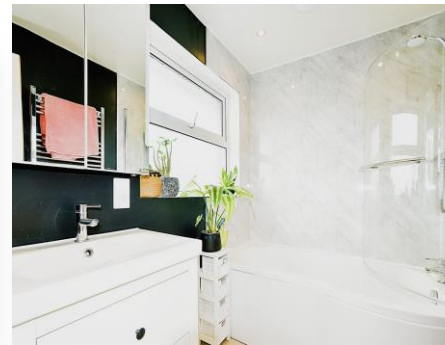
welcome to

Eastern Avenue, Chippenham

- Semi Detached
- Three Bedrooms
- Refitted Kitchen
- Dining/Family Room
- Garage

Tenure: Freehold EPC Rating: Awaited

£370,000



Please note the marker reflects the postcode not the actual property

view this property online [allenandharris.co.uk/Property/CHP108475](https://www.allenandharris.co.uk/Property/CHP108475)



Property Ref:
CHP108475 - 0005

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 is 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 or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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