









## welcome to

## **Carinya The Common, Brinkworth Chippenham**

This is a rare opportunity to own a truly special property in a sought-after location, offering both privacy and stunning rural views. This stunning individual design four bedroom home is a must view!





Nestled along a peaceful private shared road, this exquisite detached family home offers a rare blend of elegance, comfort, and spectacular views over the rolling countryside. From the moment you step into the entrance hall, you are greeted with a sense of warmth and sophistication. The inviting lounge, complete with a charming feature fireplace, provides the perfect space to unwind, while the air-conditioned conservatory allows you to enjoy the beauty of every season in comfort. The heart of the home is the beautifully refitted kitchen/breakfast room, boasting a range of high-quality integrated appliances, seamlessly complemented by a matching utility room. A separate dining room offers a setting for entertaining, and the study provides a quiet retreat for work or reading. A convenient cloakroom completes the ground floor, which is enhanced by refitted doors, UPVC double glazing, and radiator central heating. Ascending to the first floor, you will find four well-proportioned bedrooms, each offering comfort and style. The master suite is a true sanctuary, featuring bespoke Sharps fitted bedroom furniture and a luxurious en-suite shower room. The remaining bedrooms are equally impressive, all served by a stylish family shower room. The beautiful rear garden is a true haven, with a beautifully designed patio area, To the front is a lawn area and an extensive block-paved driveway capable of accommodating multiple vehicles. double garage, with electronic roller doors.

# Entrance Hall Cloakroom Study

8' 8" x 7' 2" ( 2.64m x 2.18m )

## Lounge

20' 5" x 11' 11" ( 6.22m x 3.63m )

## **Dining Room**

12' 10" x 10' 7" ( 3.91m x 3.23m )

### Kitchen/Breakfast Room

18' 5" x 12' 10" ( 5.61m x 3.91m )

## **Utility Room**

## Conservatory

11' 1" x 13' 1" ( 3.38m x 3.99m )

## Landing

#### **Bedroom One**

13' 8" max x 12' 9" ( 4.17m max x 3.89m )

#### **Ensuite**

### **Bedroom Two**

12' 3" x 14' 1" ( 3.73m x 4.29m )

#### **Bedroom Three**

11' 1" x 10' 2" ( 3.38m x 3.10m )

## **Bedroom Four**

12' 1" x 7' 5" ( 3.68m x 2.26m )

#### **Shower Room**

Gardens

## **Double Garage**

**Blocked Paved Driveway** 











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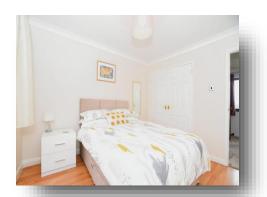
# **Carinya The Common, Brinkworth Chippenham**

- Detached and modernised with over 2200sq feet
- Four Bedrooms
- Two Receptions
- Double Garage
- Countryside Views

Tenure: Freehold EPC Rating: D

Council Tax Band: F

# £699,995









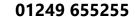
Please note the marker reflects the postcode not the actual property

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