





welcome to

Norridge View, Warminster

Welcome to Norridge View, a beautifully presented three bedroom semi-detached home in the historic market town of Warminster. Offering both front and rear gardens as well as the added bonus of a garage and driveway parking!!!













Ground Floor

Entrance Hall

Entrance hall with stairs to the first floor. Front door, Radiator.

Living Room

24' max x 13' (7.32m max x 3.96m) Spacious, open living room to the front. Double glazed window to the front. TV point. Radiator.

Cloakroom

Ground floor cloakroom. Double glazed frosted window to the front. WC. Wash hand basin. Radiator.

Kitchen/ Dining Room

16' 8" max x 9' 9" max (5.08m max x 2.97m max) Beautifully designed kitchen/ dining room to to the rear.

Double glazed window and sliding doors to the rear. Double glazed side door. Storage cupboard. Wall and base units. Breakfast bar/ island. Sink and drainer. Integrated microwave and double oven with four ring hob and extractor. Plumbing for washing machine and dishwasher. Radiator. Dining table space.

First Floor

Landing

Landing attaching to all first floor areas. Double glazed window to the side. Airing cupboard. Loft hatch.

Bedroom One

12' 4" max x 8' 6" max (3.76m max x 2.59m max) Master bedroom to the front. Double glazed window to the front. Radiator.

Bedroom Two

11' 8" max x 10' max (3.56m max x 3.05m max) Second double bedroom to the rear. Double glazed window to the rear. Radiator.

Bathroom

Fitted family bathroom to the rear. Double glazed frosted window to the rear. WC. Wash hand basin. Bath tub with shower over. Towel radiator.

Bedroom Three

7' 1" \times 7' 3" ($2.16m \times 2.21m$) Final bedroom to the front. Double glazed window to the front. Radiator.

Outside

Gardens

Front - Laid lawn to the front with steps to the front door.

Rear - Enclosed rear garden with access to the garage. Patio dining area with laid lawn.

Garage

Single garage with up and over door.

Parking

Driveway parking to the side with space for 2-3 vehicles.





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Norridge View, Warminster

- Three Bedroom Semi-Detached Home.
- Spacious Living Accommodation.
- Ground Floor Cloakroom & Bathroom.
- NO ONWARD CHAIN!
- Garage & Driveway Parking.

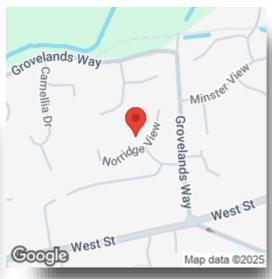
Tenure: Freehold EPC Rating: C

£315,000









Please note the marker reflects the postcode not the actual property

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Property Ref: WST107500 - 0003 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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