



Emwell Street, Warminster BA12 8JA

welcome to

Emwell Street, Warminster

This two-bedroom terraced home on Emwell Street offers a fantastic opportunity for buyers looking to add their own touch. Offering a rear garden, allocated parking and ideally located to the town centre of Warminster.

Ground Floor

Living Room

13' 1" max x 13' max (3.99m max x 3.96m max)

Spacious living area positioned at the front of the property, featuring a double-glazed front-facing window that allows for plenty of natural light. The room includes a TV point, a radiator for comfort, and a useful understair storage cupboard. A staircase leads to the first floor, adding character and functionality to the space.

Kitchen/ Diner

13' max x 9' 7" max (3.96m max x 2.92m max)

Generously sized kitchen/diner with direct access to the rear garden, featuring two double-glazed windows and a rear door that fill the space with natural light. The kitchen is fitted with a range of wall and base units, a sink with drainer, and plumbing for a washing machine. It includes a cooker with a four-ring hob, space for a fridge/freezer, and a radiator for year-round comfort. There's ample room for a dining table, making it a perfect space for both cooking and entertaining.





First Floor

Landing

First-floor landing providing access to all rooms, complete with a built-in storage cupboard and a radiator for added comfort.

Master Bedroom

13' max x 10' 1" max (3.96m max x 3.07m max)
Spacious master bedroom located at the front of the property, featuring two double-glazed windows that provide excellent natural light. The room also benefits from a radiator, ensuring comfort throughout the seasons.

Bedroom Two

9' 6" max x 6' 10" max (2.90m max x 2.08m max)
The second bedroom is situated at the rear of the property, featuring a double-glazed rear-facing window, a built-in wardrobe for convenient storage, and a radiator to ensure a comfortable living environment.

Shower Room

Tiled shower room located at the rear of the property, featuring a double-glazed frosted window for privacy and natural light. The room includes a WC, wash hand basin, and a radiator, offering both functionality and comfort.



Outside

Garden

Spacious courtyard-style garden to the rear, offering a private outdoor space with direct access to the allocated parking area, ideal for convenience and ease of use.

Parking

Allocated parking space conveniently located at the rear of the property, providing easy and secure access.

Storage

Integrated storage shed located at the front of the property, offering convenient and secure space for storing outdoor equipment or household items.



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Emwell Street, Warminster

- Two Bedroom House.
- Kitchen/ Diner.
- Closely Located To The Town Centre.
- Rear Courtyard Garden.
- Allocated Parking.

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

£175,000



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Property Ref:
WST107805 - 0002

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