



31 Pavilions Court, Windsor Road
Trowbridge BA14 0FY

Monthly Rental Of £800



Wrights Residential, 24 Fore Street , Trowbridge, BA14 8ER
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Modern one bedroom apartment

Integrated white goods

Spacious shower room

Double glazing

First floor

Open plan living room/kitchen

Modern electric heating

Allocated parking for one vehicle

This modern one bedroom first floor apartment is situated on the outskirts of Trowbridge, close to Trowbridge retail park. Features include an open plan kitchen/living room with integrated white goods, double bedroom, a spacious shower room, modern electric heating, double glazing and allocated parking for one vehicle. Available from early December, unfurnished.

Situation

The development is situated on the outskirts of Trowbridge, within White Horse Business Park. Trowbridge retail park is conveniently close by and the town centre of Trowbridge is also within easy reach, providing excellent shopping and leisure facilities, a multiplex cinema, numerous pubs and restaurants. Access to London by train is direct via Westbury (3 miles) and indirect via Trowbridge. The World Heritage City of Bath is also just 13 miles away, famed for its shopping, period buildings and many places of cultural interest.

The property comprises

With wood laminate flooring and cupboard housing hot water cylinder and washer/dryer.

Entrance Hallway

With wood laminate flooring and cupboard housing hot water cylinder and washer/dryer.

Open plan Kitchen/Living Room

17' 3" x 15' 9" (5.27m x 4.80m)

With wood laminate flooring, a range of eye level and base units, worktops with tiled splashbacks, integrate electric oven and ceramic hob with extractor hood over, integrated fridge/freezer and slimline dishwasher, one and a half bowl sink/drain unit, wall mounted modern electric heater and double glazed window to the side aspect.

Bedroom

12' 7" x 11' 0" (3.84m x 3.36m)

With wall mounted modern electric heater and double glazed window to the side aspect.

Bathroom

6' 9" x 5' 11" (2.05m x 1.81m)

With wood laminate flooring, fully tiled walls, suite comprising large walk in shower enclosure with mains fed thermostatic shower with rain head and separate shower attachment, hand basin and W.C, heated towel rail, LED illuminated mirror and extractor fan.

Off road parking

Allocated parking for one vehicle. Further visitor spaces available.

Council tax

The property is in council tax band A.

Services

Mains electricity, water and drainage are connected. Please note that the Agent has not tested any appliances.

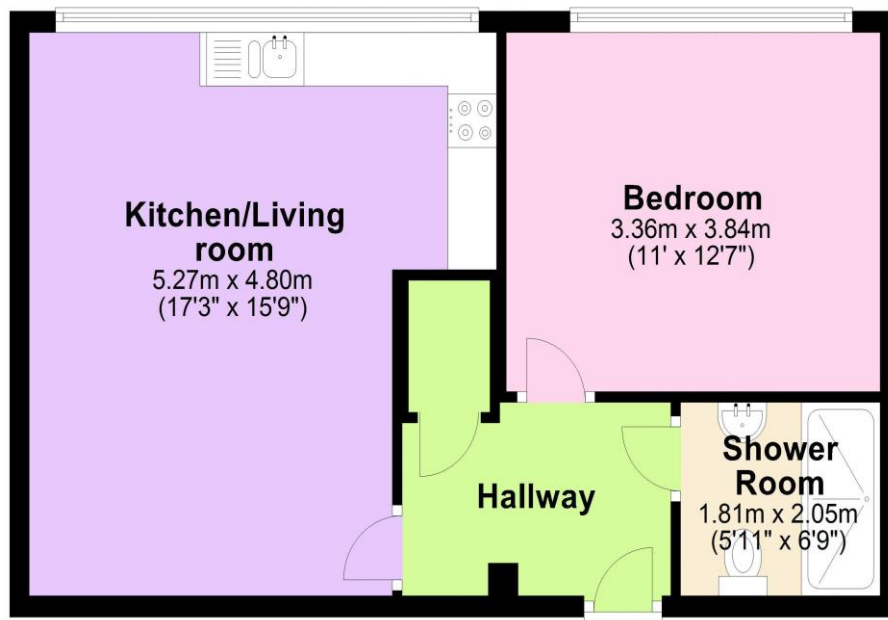
EPC Rating

The current EPC rating is D (66)



First Floor

Approx. 46.1 sq. metres (495.8 sq. feet)



Total area: approx. 46.1 sq. metres (495.8 sq. feet)