



📍 Hybank, 41 Compton Bassett, Calne, Wiltshire, SN11 8RG

🏠 £350,000

A well proportioned, two double bedroom, detached bungalow with good sized rear garden backing onto fields, garage and driveway parking, which enjoys an elevated position in this popular village.

- Detached Bungalow
- Two Double Bedrooms
- Kitchen/Dining Room With Modern Units
- Utility Room
- Neutral Décor Throughout
- Double Glazing & Oil Fired Central Heating
- Good Sized Gardens With Views
- Garage & Driveway Parking
- Rural Village Location
- NO ONWARD CHAIN

🏡 Freehold

📊 EPC Rating E



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The property offers accommodation comprising; entrance porch, hall, dual aspect sitting room with feature fireplace, kitchen/dining room with modern units, utility room, two double bedrooms and a bathroom with white suite.

Externally there is a predominately lawned garden to the front with paved patio seating area from which you can enjoy the lovely views on offer. To there rear there is a sloping lawned garden which backs onto fields.

Single garage with up and over door to front, power and lighting. Driveway parking for two cars.

Situation

Compton Bassett is an attractive village which is noted for its pretty cottages and houses; and it lies within an Area of Outstanding Natural Beauty. It is well located with the nearby towns of Calne, Devizes, Chippenham and Marlborough each providing comprehensive shopping facilities and amenities. North Wiltshire is very commutable with excellent road and rail links; The M4 motorway provides fast road access to the major employment centres of Bristol and Swindon together with London and the West Country. Main line rail services are available from Chippenham (Paddington about 75 mins). There is a good choice of both state and private schooling in the area and those with an interest in country and leisure pursuits are well catered for in the region.

Property Information

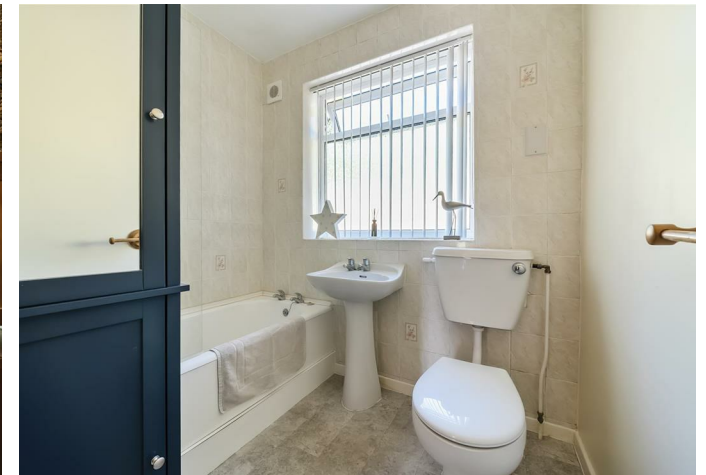
Council tax band: D

Freehold

Services - mains electricity, water and drainage.

Oil fired central heating

EPC rating: E



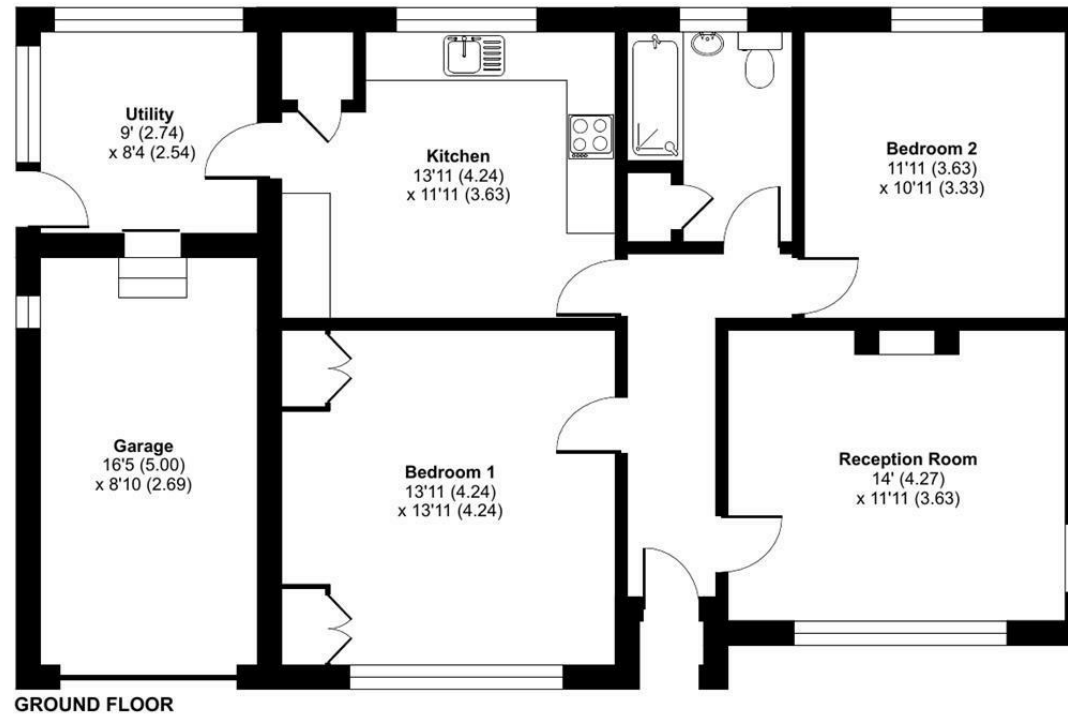
Compton Bassett, Calne, SN11

Approximate Area = 922 sq ft / 85.7 sq m

Garage = 151 sq ft / 14 sq m

Total = 1073 sq ft / 99.7 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nitchecom 2024. Produced for Strakers. REF: 1145712

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