



📍 118 Linnet Lane, Melksham, SN12 7FU

🔗 Price Guide £300,000

Positioned in a popular development and located close to a primary school and local shops this 3 bedroom double fronted semi detached home is sold with no onward chain.

- 3 Bedrooms
- Semi Detached
- Gas Central Heating
- Double Glazing
- Good Size Rear Garden
- Garage And Additional Parking
- Cul De Sac
- No Onward Chain

🏠 Freehold

📊 EPC Rating C



Positioned in a popular development and located close to a primary school and local shops this 3 bedroom double fronted semi detached home is sold with no onward chain. The accommodation is over two floors and has to the ground floor an entrance hallway, door to the main living room with a window to the front and French doors to the rear garden. The kitchen dining room is also situated off the hallway and has to the front a range of wall and base units with a built in cooker and space for a fridge freezer and washing machine, whilst the dining end has space for a dining table and French doors to the rear garden. Also off the hall is the cloakroom with a fitted white suite. To the first floor landing there is an airing cupboard which houses the wall mounted combination/condensing boiler and doors to the bedrooms. The largest bedroom has an en suite shower room whilst the second bedroom is situated at the front and the third at the rear with open views to the countryside behind. The bathroom is at the front and has a neat and tidy fitted white suite. The property is double glazed throughout and warmed by a mains gas fired central heating system. Externally the property has a small front garden laid to stone chippings whilst the rear is private and enclosed by a mixture of wall and fencing. The garden is laid to a mixture of decking, a patio area off the lounge with the majority being laid to lawn. A path leads to the rear gate which in turn leads to the driveway which will accommodate one family sized car and the single garage has an up and over door. The property is currently rented, the reason for it being chain free but would make a lovey home for a first time buyer or small family.

Melksham

Located in this very popular side of Melksham and a short walk from the town itself, the property has numerous nearby facilities which include a nursery, primary school, public park, convenience store and bus services connect nearby towns. The town center is approximately a mile away where facilities include a public library and swimming pool. Two primary health care centers are available nearby in the Spa Road area. Neighboring towns include Devizes, Corsham, Calne, Trowbridge, Bradford on Avon and Chippenham with the latter having the benefit of main line rail services, Melksham also having its own train station. The Georgian City of Bath with its many facilities lies some twelve miles away whilst access to the M4 at junction 17 lies three miles outside of Chippenham.

Property information

Council Tax Band: C

Double Glazed

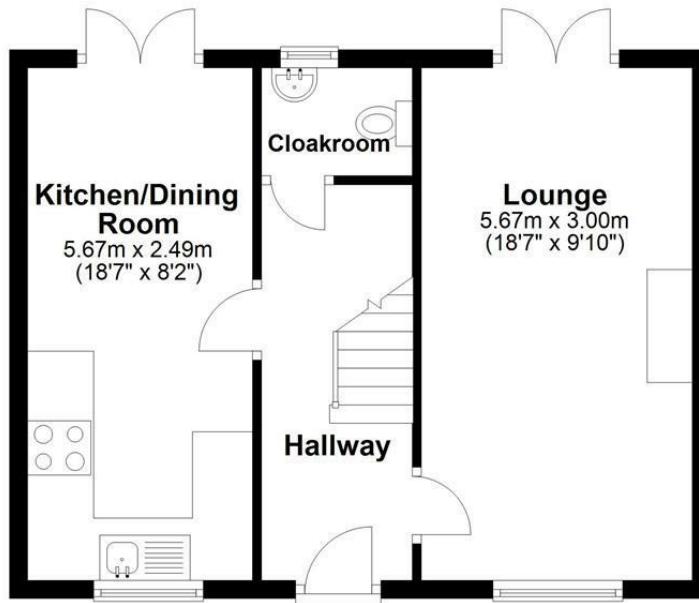
Mains Services

EPC Rating: C

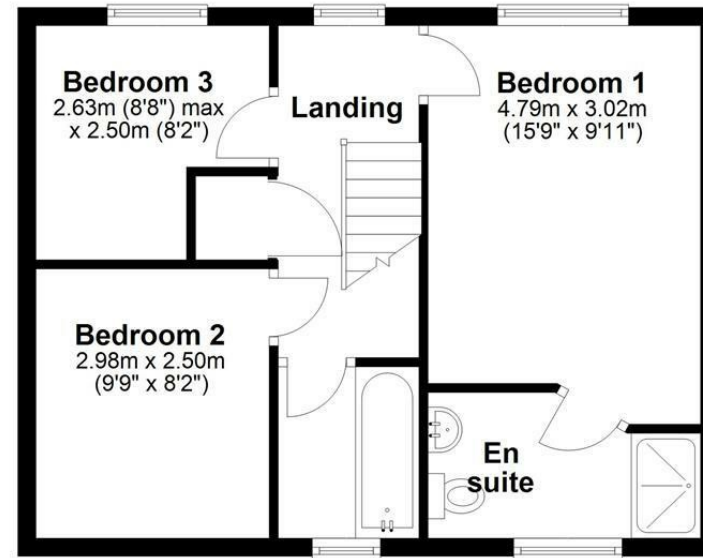
Freehold



Ground Floor



First Floor



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