



📍 126 Brook Drive, Corsham, Wiltshire, SN13 9AY

🏠 Guide Price £485,000

Owned by the same family for over 50 years this Mature 3 Bedroom Detached Family home, has been greatly extended by the owners with a large rear garden and open aspect to the front.

- Greatly Extended 3 Bedroom Detached House
- Full Two Storey Double Extension To The Rear
- Open Aspect To The Front Across Open Fields
- Full Length Dual Aspect Living Room
- Large Utility Room Plus Downstairs Cloakroom
- Requiring Some Updating Throughout
- Large Rear Garden Plus Garage & Parking
- Sought After Location With No Onward Chain

🏡 Freehold

🏠 EPC Rating D



Having been owned by the same family for over 50 years we are delighted to bring to the market this Mature 3 Bedroom Detached Family home. The property has been greatly extended by the owners to the rear, having a two story extension running across two thirds of the rear of the property giving both extended living accommodation to both the ground and first floors that you might not expect from looking from outside to the front. As you enter the property into the entrance hall there is a ground floor cloakroom with stairs rising to the first floor plus a door in the large dual aspect living dining room that runs the full length of the property. The standard size kitchen has been extended so you now have a larger kitchen breakfast room plus a large utility room with doors to both the garage plus to rear garden. Moving upstairs you now have three double bedrooms with both rear double bedrooms having benefiting from the extension works along with an extra shower room. Making up the first floor is the family bathroom. Moving outside there is a large garden to the rear which was a real joy to the family with large sections being laid to lawn along with areas that had been used for growing vegetables in the past. To the front the garden is laid to lawn with driveway parking plus access to the single integral garage that has both power and light. The property will require updating throughout, however being in one of the most popular locations of Corsham we feel with a little bit of vision will continue to be an ideal family home. The property is brought to the market with No Onward Chain.

Situation

Brook Drive forms part of the highly sought after Broadmead development on the south side of the town. Every facility in Corsham is within a ten to fifteen minute walk including primary schools, secondary school, sports centre, library, the arts centre and cricket club (each of which have children's activities), the picturesque high street with its variety of interesting shops, cafes, public houses and Corsham Court with its lovely grounds. More comprehensive shopping and leisure facilities are available in The World Heritage City of Bath within about nine miles which has a mainline railway station with fast access to London (Paddington) as does nearby Chippenham which is within about 4 miles. Junctions 16 and 17 of the M4 motorway are within easy reach and commuting distance of Bristol, Swindon and London.

Property Information

Council Tax Band: D

Mains Services

Gas Central Heating

EPC Rating: D

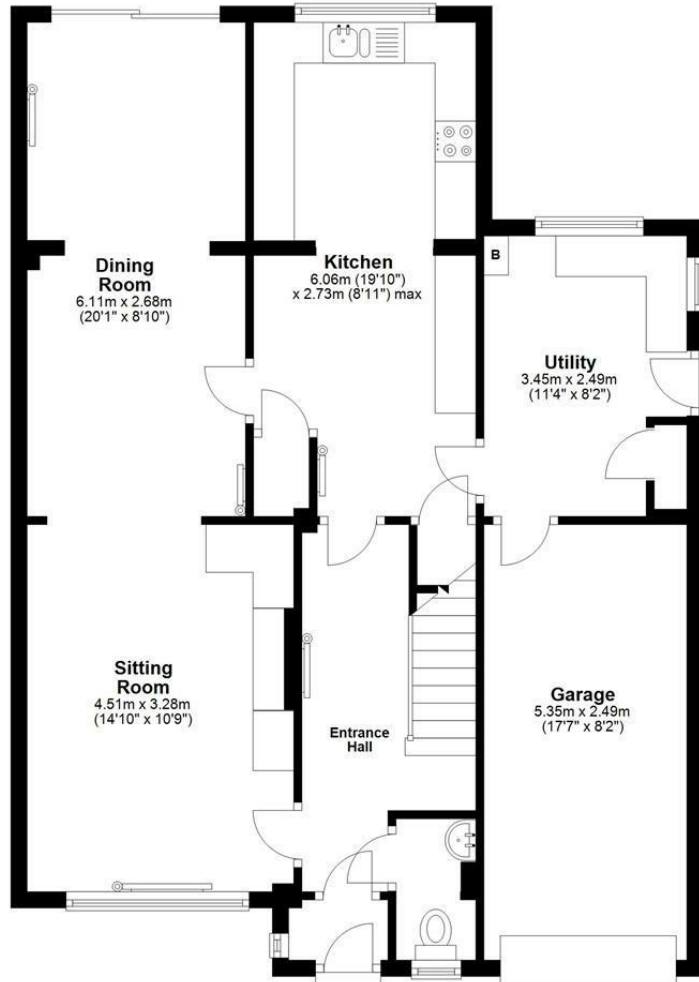
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No Onward Chain



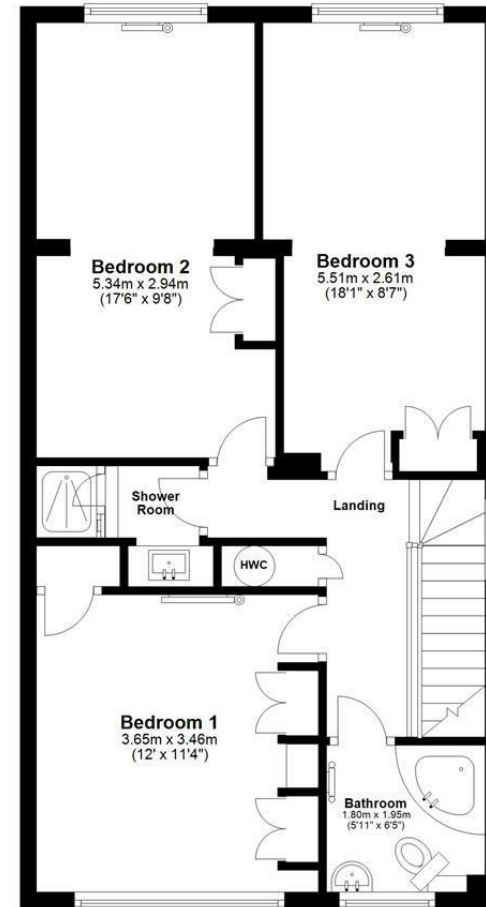
Ground Floor

Main area: approx. 69.7 sq. metres (750.7 sq. feet)
Plus garages, approx. 13.3 sq. metres (143.6 sq. feet)



First Floor

Approx. 58.9 sq. metres (633.7 sq. feet)



Main area: Approx. 128.6 sq. metres (1384.4 sq. feet)

Plus garages, approx. 13.3 sq. metres (143.6 sq. feet)

Disclaimer These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property. All measurements and distances are approximate only. Your home is at risk if you do not keep up repayments on a mortgage or other loan secured on it.