



📍 6 Forest Road, Melksham, Wiltshire, SN12 7AA

🏠 Price Guide £550,000

Located off Sandridge Road and within a short walk to the town, this is an impressively proportioned 5 bedroom detached family home, well presented throughout and with detached double garage and additional parking.

- Three Storey Detached Family Home
- 5 Double Bedrooms
- 3 Reception Rooms
- 3 Bathrooms
- Gas Central Heating
- Double Glazed Throughout
- Double Detached Garage And Additional Parking
- Very Well Presented Throughout

🏡 Freehold

🏠 EPC Rating D



Located off Sandridge Road and within a short walk to the town, this is an impressively proportioned 5 bedroom detached family home, well presented throughout and with detached double garage and additional parking. With accommodation over three floors, the ground floor has an entrance hallway with useful storage cupboards and further door to the main hallway. The flooring is laid to herringbone LVT flooring with the exception of the living room which is carpeted and doors lead to the cloakroom/utility and water softener, study, dining room and kitchen dining room with stairs rising to the first floor. The stylish kitchen is fitted with plenty of wall and base units and built in appliances which include a Neff dishwasher, combination microwave, Pyrolytic oven and separate venting induction hob, this room being spacious and open plan to the dining room. This room is full of natural light with windows to the side, a feature fireplace and French doors opening onto the rear garden. Off the first floor landing is an airing cupboard, stairs to the top floor and doors to the four good sized bedrooms and family bathroom. The master bedroom has a large amount of storage space in the form of fixed wardrobes with hanging and shelving space as well as en suite facilities. The top floor double bedroom is spacious with sky lights and eaves storage space with a separate bathroom suite completing the top floor. The property is double glazed throughout with mains gas heating. Externally there are front and rear gardens. The front is enclosed by a wall providing privacy and security with a gate allowing pedestrian and vehicular access and parking. The drive is laid to block paving which extends down the side of the property and ends at the double detached garden. This sizeable garage with electric door and stairs to boarded storage and a courtesy door to the side. The rear garden is also private and enclosed and laid to the continuation of the block paving and a lawn.

**Situation**

Melksham is a former market town which has variety of shopping, leisure facilities, primary and secondary schools and supermarkets. Situated only 12 miles south of the M4 motorway, Melksham has good bus routes, road and rail links to Chippenham and by train onto Bath, Bristol and London. The Georgian city of Bath, (c.11 miles) and the ever expanding town of Chippenham and Trowbridge (c.6 miles) offer a comprehensive range of facilities and access to the M4 Motorway via junctions 17 and 18 respectively. Melksham is an ever expanding town with facilities matching the number of property developments planned and under construction.

**Property information**

Council Tax Band: E

E.P.C Rating: D

Mains Services

Gas Central Heating

Freehold



## Forest Road, Melksham, SN12

Approximate Area = 1612 sq ft / 149.7 sq m

Limited Use Area(s) = 208 sq ft / 19.3 sq m

Garage = 309 sq ft / 28.7 sq m

Total = 2129 sq ft / 197.7 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nitchecom 2025. Produced for Strakers. REF: 1281143

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