



📍 88 The Street, Hullavington, Wiltshire, SN14 6DU

🏠 Guide Price £535,000

An immaculate three bedroom detached chalet bungalow set in a semi-rural location on the edge of a desirable village.

- Detached Chalet Bungalow
- Three Double Bedrooms
- Delightful Semi Rural Setting
- Versatile Accommodation
- South Facing Landscaped Rear Garden
- Driveway Parking and Large Single Garage
- Desirable Village
- Beautifully Presented
- Bathroom and Two Shower Rooms
- Kitchen/Breakfast Room

🏡 Freehold

🏠 EPC Rating E



Located on the rural edge of this popular village, this detached chalet bungalow sits in a beautifully maintained plot with off road parking and a large single garage. The ground floor comprises an entrance hallway with a spacious sitting/dining room, a kitchen/breakfast room, the main bedroom with a re-fitted en-suite, and the second bedroom with an adjacent shower room. A side lobby leads to the utility room and provides access to the garage. On the first floor there is a third double bedroom with sloping ceilings, built-in wardrobes and two roof lights. Beyond is a useful storage cupboard. On the opposite side of the landing is a bathroom. Externally the property is enclosed from the front by a Cotswold stone wall and wraps around to the rear garden. Gated pedestrian access, and vehicle access over a cattle grid, lead to a block paved driveway which provides parking for several cars and leads to the garage. The rear garden enjoys a southernly aspect with a variety of well stocked borders, a lawn and a paved patio seating area.

### Situation

The property stands in a delightful position on the rural edge of the village with west facing views from the rear over farmland, yet the centre of the village is just a short walk away. Hullavington has a thriving community and a good number of amenities including a post office/general store/garage, coffee shop, primary school and church. More comprehensive amenities can be found in the towns of Chippenham (7 miles) to the south or Malmesbury (5 miles) to the north. Fast trains operate from Chippenham to London Paddington in approximately one and a quarter hours, whilst good road links provide fast access to Swindon, Bath and Bristol. There is convenient access to the M4 motorway junction 17 being within 3 miles to the south.

### Property Information

Tenure: Freehold

EPC Rating: E

Council Tax Band: D

Mains water, drainage and electricity.

Calor Gas fired combination central heating boiler.



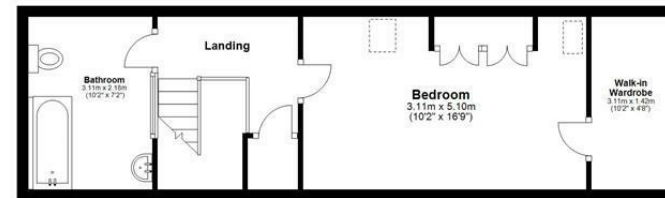
### Ground Floor

Main area: approx. 106.1 sq. metres (1141.7 sq. feet)  
Plus garages, approx. 21.8 sq. metres (235.1 sq. feet)



### First Floor

Approx. 36.0 sq. metres (387.6 sq. feet)



Main area: Approx. 142.1 sq. metres (1529.4 sq. feet)  
Plus garages, approx. 21.8 sq. metres (235.1 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.