



📍 33 Lanhill View, Chippenham, Wiltshire, SN14 6XS

🔗 £2,000 PCM

A fantastic four/five bedroom detached family home with off street parking situated on the very sought after location of "Lanhill View". Available 25th October 2024, unfurnished, £2000pcm (one small/medium dog considered).

- TO LET
- FANTASTIC FAMILY HOME
- VERY SOUGHT AFTER LOCATION
- WALKING DISTANCE TO SECONDARY SCHOOLS
- DETACHED
- BEAUTIFUL REAR GARDEN WITH SUMMER HOUSE
- OFF STREET PARKING
- COUNCIL TAX BAND F
- UNFURNISHED
- AVAILABLE 25TH OCTOBER 2024



🏠 EPC Rating C



A fantastic four/five bedroom detached family home with off street parking situated on the very sought after location of "Lanhill View". Available 25th October 2024, unfurnished, £2000pcm (one small/medium dog considered). NB: PLEASE NOTE THAT BOTH GARAGES HAVE BEEN CONVERTED TO LIVING SPACES.

Accommodation comprises entrance hall with w/c. The sitting room is a great size with feature bay window, fireplace with gas fire and internal doors opening into a wonderful open plan kitchen/breakfast/dining/family room that provides external access to the rear garden. The kitchen benefits from having granite worktops a range oven and integrated dishwasher, fridge/freezer and wine cooler. Accessed off the kitchen is a brilliant size utility room and also Bedroom five which is double in size and could also be used as a play room or home office.

Situated to the first floor are four bedrooms and a family bathroom with shower over. Bedroom one benefits from having an en-suite shower room.

Externally, the fantastic rear garden enjoys a lovely patio seating area and Summer House. Situated to the front of the property is a front garden laid to lawn and off street parking. Further benefits include gas fired central heating and double glazed window.

The property is within walking distance of Hardenhuish & Sheldon Secondary Schools and is a short drive from the A350 serving the M4-Junction 17 whilst the town centre and train station are within easy reach.

A minimum contract for this property is 12 months.



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.

The logo for strakers, featuring the word "strakers" in a lowercase, serif font. The letter 's' is stylized with a circular flourish above it.

For further details 01249 652717
lettings@strakers.co.uk

In branch | Online | On the move
strakers.co.uk