



📍 4 Exton Close, Malmesbury, Wiltshire, SN16 0QD

🔗 £975 PCM

A modern two bedroom end of terrace home located in a convenient setting for Malmesbury town. Outside there is a paved courtyard garden to the rear and two parking spaces to the front of the property. Available 1st November 2024, unfurnished, £975pcm (sorry no pets).

- TO LET
- TWO BEDROOMS
- MODERN PROPERTY
- QUIET LOCATION
- WELL PRESENTED
- COURTYARD GARDEN
- TWO ALLOCATED PARKING SPACES
- COUNCIL TAX BAND B
- UNFURNISHED
- AVAILABLE 1ST NOVEMBER 2024



🏠 EPC Rating C



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The immaculately presented interior which has just been redecorated throughout. Accommodation comprises entrance hall, fitted kitchen with oven, hob, integrated dishwasher and space for additional appliances. The living room is a nice size with double glazed French doors opening to the garden.

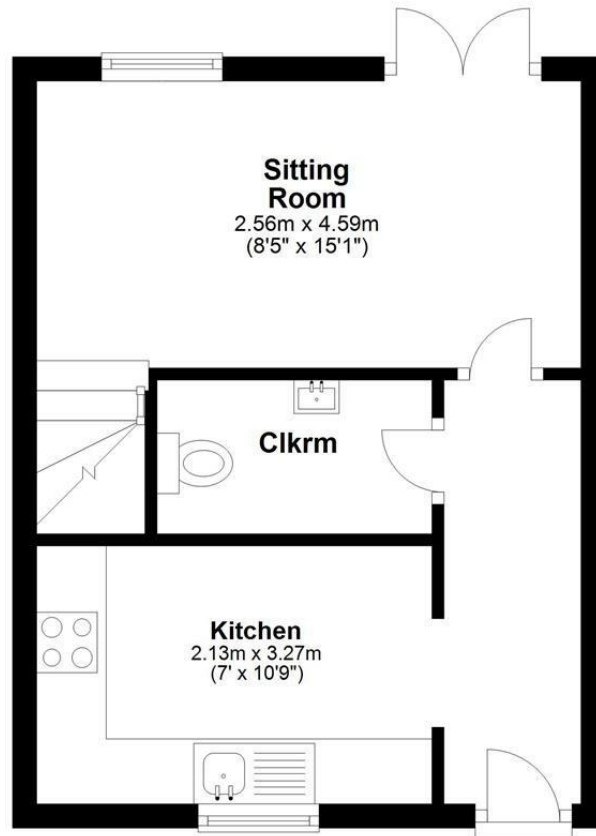
Situated to the first floor are two bedrooms and a modern bathroom with white suite including a separate shower cubicle. Externally there is an enclosed paved courtyard garden with timber shed and two off street parking spaces can be found to the front of the property.

A minimum contract for this property is 12 months.



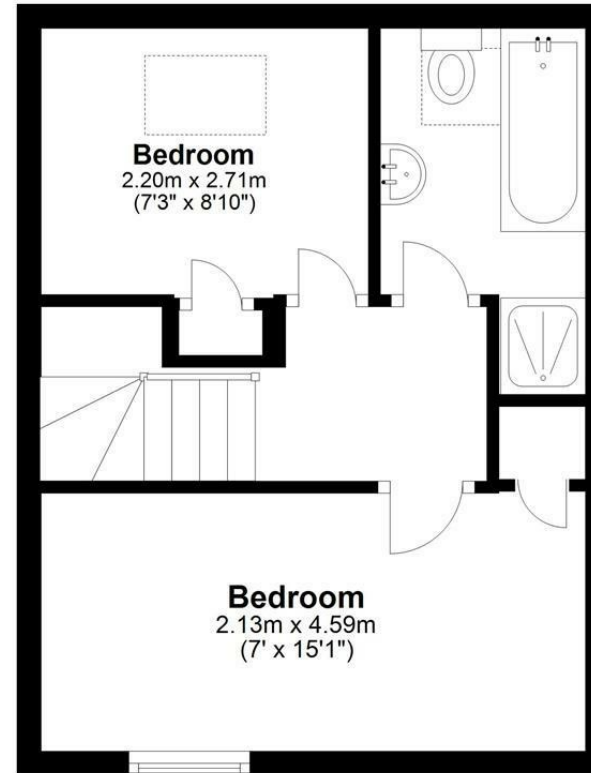
Ground Floor

Approx. 26.9 sq. metres (289.6 sq. feet)



First Floor

Approx. 26.9 sq. metres (289.6 sq. feet)



Total area: approx. 53.8 sq. metres (579.1 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.