



Lowden Avenue
Chippenham

GOODMAN WARREN BECK

Lowden Avenue, Chippenham, SN15 1LH

A pretty three bedroom period semi detached house situated in this most sought after area close to the town centre with its numerous amenities benefitting from NO ONWARD CHAIN. The property comprised of an entrance hall, sitting room with bay window, dining room and a kitchen/breakfast room with a range of fitted cupboards on the ground floor. The first floor boasts two good sized double bedrooms, third bedroom and a bathroom. The property further benefits from UPVC double glazing, gas central heating via a replacement Worcester combination boiler, lovely rear garden with a range of mature shrubs leading to a double garage/workshop.

SITUATION

The property is conveniently situated just a short walk from the mainline rail station (London Paddington c.1 hour) and town centre with its numerous amenities, picturesque John Cole's Park is also within easy walking distance. Schools including two quality senior schools and junction 17 of the M4 motorway are also within easy reach.

ACCOMMODATION COMPRISING

UPVC double glazed entrance door to:

ENTRANCE HALL

Radiator. Stairs to first floor. Cloaks hanging space. Doors to:

SITTING ROOM

UPVC double glazed bay window to front. Radiator.

DINING ROOM

UPVC double glazed bay window to rear. Radiator. Feature electric fireplace with tiled hearth and mantle.

KITCHEN/BREAKFAST ROOM

UPVC double glazed window to rear and door to side. Radiator. Single bowl single drainer stainless steel sink unit with cupboard under. Range of drawer and cupboard base units with

matching wall mounted cupboards. Space for fridge/freezer. Space and plumbing for washing machine and dishwasher. Space for freestanding oven.

FIRST FLOOR LANDING

Access to roof space. Doors to:

BEDROOM ONE

UPVC double glazed bay window to front. Radiator

BEDROOM TWO

UPVC double glazed window to front. Radiator.

BEDROOM THREE

UPVC double glazed window to front. Radiator.

BATHROOM

UPVC double glazed window to rear. Radiator. Panelled bath with separate shower over. Pedestal wash basin. Close coupled WC. Cupboard housing replacement gas fired Worcester combination boiler.

OUTSIDE

GOODMAN WARREN BECK

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£295,000

FRONT GARDEN

Enclosed by pretty dwarf walls. Laid mainly to gravel with mature trees and shrubs. Pathway to front door.

REAR GARDEN

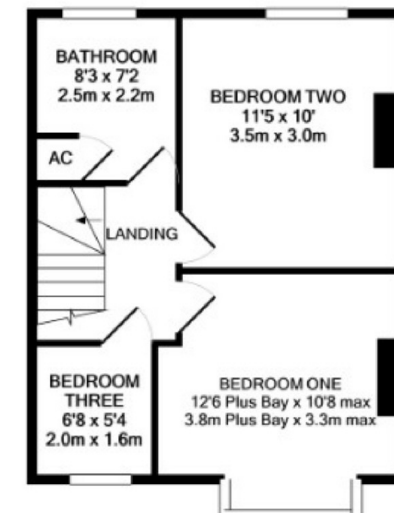
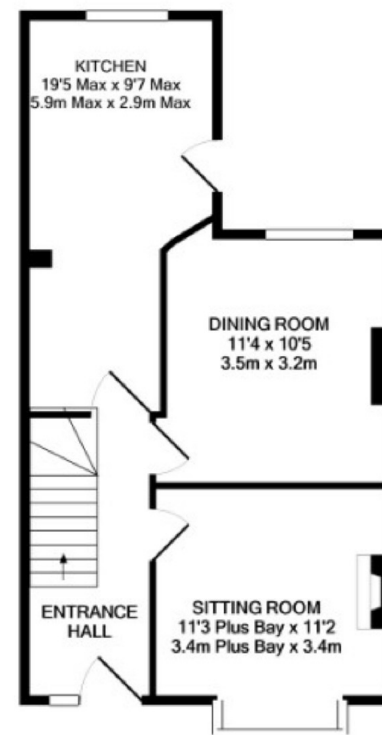
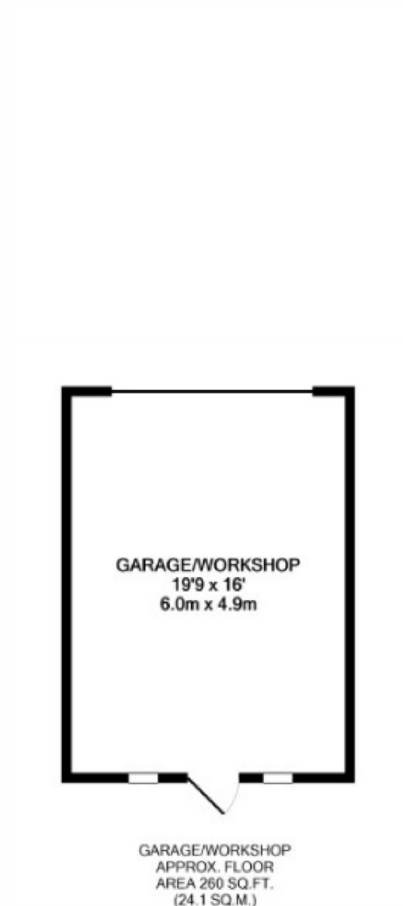
Raised seating area with steps down to a lawn area bordered with an assortment of mature plants and bushes. Outside tap. Gated access to front. Pathway leading to double garage/workshop.

DOUBLE GARAGE/WORKSHOP

Up and over door to front. Door and two windows to rear.

DIRECTIONS

From the town centre proceed up New Road through the railway arches into Marshfield Road. Turn left into Spanbourne Avenue, then take the second right into Lowden Avenue and the property will then be found on the right hand side.



GROUND FLOOR
APPROX. FLOOR
AREA 514 SQ.FT.
(47.8 SQ.M.)

