



17 Webb Close, Chippenham, SN15 3XF

GOODMAN WARREN BECK

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£230,000

NO ONWARD CHAIN! A modern well presented two bedroom terraced house ideally situated in a quiet cul-de-sac on the popular Pewsham development. Freshly decorated and with new carpets the property offers a useful entrance hall, sitting room, refitted kitchen/dining room with a range of units and door opening into the garden, main bedroom with a deep storage cupboard, second bedroom and modern bathroom with a white suite and overbath shower. Other benefits include uPVC double glazing and gas central heating. To the front is an off road parking space and to the rear is a pleasant enclosed garden with patio area, lawn beyond and garden shed. There is also a further allocated parking space at the end of the cul-de-sac.

Situation

The property is situated in a quiet cul-de-sac on the Pewsham development within walking distance of the town centre and its many amenities. The development boasts local shops, a doctors surgery, junior school, public house and community centre. Chippenham mainline rail station is close by, as well as M4 J.17 c. 5 miles providing swift commuting links to Swindon, Bath and Bristol.

Accommodation Comprising:

Obscure uPVC double glazed entrance door to:

Entrance Hall

Archway opening through to:

Sitting Room

uPVC double glazed window to front. Stairs to first floor with cupboard under. Television point. Door to:

Refitted Kitchen/Dining room

uPVC double glazed window and door to rear. Radiator. Range of drawer and cupboard base units with matching wall mounted cupboards. Work surfaces with tiled splash backs and inset single bowl single drainer stainless steel sink with chrome mixer tap. Wall mounted combination boiler. Space for cooker. Space and plumbing for washing machine. Space for fridge/freezer.

First Floor Landing

Radiator. Access to roof space. Doors to:

Bedroom One

Two uPVC double glazed windows to front. Radiator. Deep storage cupboard.

Bedroom Two

uPVC double glazed window to rear. Radiator.

Bathroom

Obscure uPVC double glazed window to rear. Radiator. Panelled bath with shower and screen over and tiling to principal areas. Pedestal wash basin with chrome mixer tap and tiled splash back. Close coupled WC.

Externally

Front Garden

Low level fence with gate and path to front door. Gravelled area with shrubs. Bin storage area. Driveway providing off road parking.

Rear Garden

Enclosed by fencing with patio area and lawn. Gated rear access.

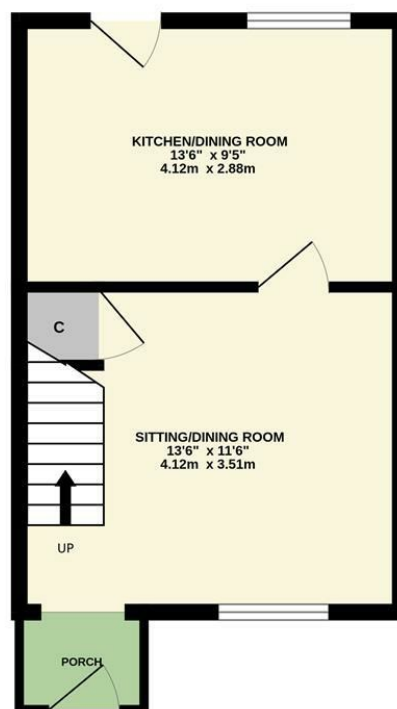
Parking

There is the off road parking space immediately to the front and there is an additional parking space at the end of the cul-de-sac.

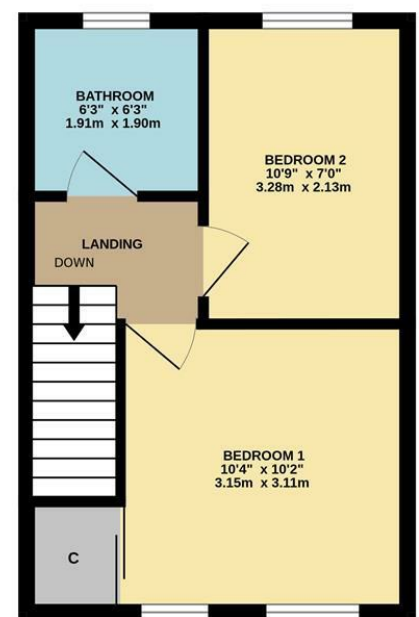
Directions

From the town centre proceed along The Causeway and turn right at the roundabout. At the next roundabout turn left onto Pewsham Way, then left at the next roundabout into Webbington Road. Take the third left into Rumble Dene and then first right into Webb Close and the property will be found towards the end of the cul-de-sac on the left hand side.

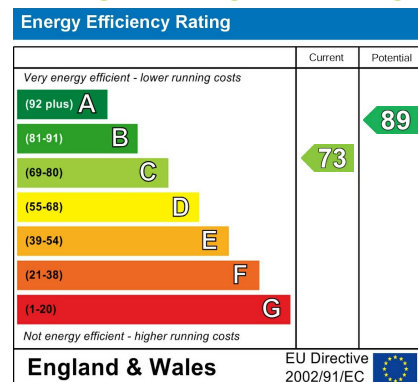
GROUND FLOOR
284 sq.ft. (26.4 sq.m.) approx.



1ST FLOOR
284 sq.ft. (26.4 sq.m.) approx.



ENERGY PERFORMANCE GRAPHS



Council Tax Band: C

Tenure: Freehold

TOTAL FLOOR AREA: 567 sq.ft. (52.7 sq.m.) approx.
 Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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