



32 Buckingham Road, Chippenham, SN15 3TF

GOODMAN WARREN BECK

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£239,950

A much improved and beautifully presented two bedroom end of terrace situated in the corner of a cul-de-sac on the popular Pewsham development with the added benefit of a GARAGE. The accommodation offers a refitted kitchen with a range of high gloss units, sitting/dining room with French doors to the garden, two bedrooms and a quality refitted bathroom with over bath shower. To the front is a small area lawn with path to the front door and gravelled parking area to the side. To the rear is a good size well tended enclosed garden laid to lawn with decked seating area. The garage is situated in an adjacent block and has a driveway to the front providing a further parking space.

Situation

The property is situated in a 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, pharmacy, junior school, public house, vets and community centre. Abbeyfield senior school is a short walk away. Chippenham mainline rail station is c.1 mile and M4 J.17 c. 5 miles providing swift commuting links to Swindon, Bath and Bristol.

Accommodation Comprises

Canopied Porch

uPVC double glazed entrance door to:

Refitted Kitchen

uPVC double glazed window to front. Range of high gloss drawer and cupboard base units and matching wall mounted cupboards. Rolled edge work surfaces with tiled splash backs and inset single bowl single drainer stainless steel sink unit with chrome mixer tap. Space for range style cooker with stainless steel extractor over. Space for fridge/freezer. Space and plumbing for washing machine. Further appliance space. Wood laminate flooring. Doorway to:

Sitting/Dining Room

uPVC double glazed French doors to rear. Two radiators. Stairs to first floor.

First Floor Landing

Access to loft space. Doors to:

Bedroom One

11'5" x 10'10"

Two uPVC double glazed windows to rear. Radiator, Built in cupboard.

Bedroom Two

9'2" x 7'11"

uPVC double glazed window to front. Radiator.

Refitted Bathroom

Obscure double glazed window to front. Radiator. Panelled bath with shower over and shower screen. Vanity wash basin with chrome mixer and cupboard under. Close coupled WC with concealed cistern.

Outside

Front Garden

Small lawn area with path to the front door. Gravelled area to the side providing off road parking.

Rear Garden

Fully enclosed by wooden fencing with gated side access. Laid to lawn with decked seating area and gravelled area.

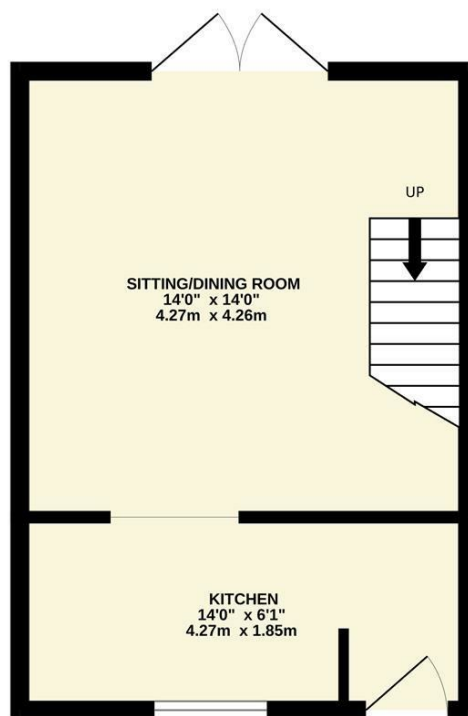
Garage & Parking

There is a garage in an adjacent block with up and over door. Driveway to the front providing further parking space.

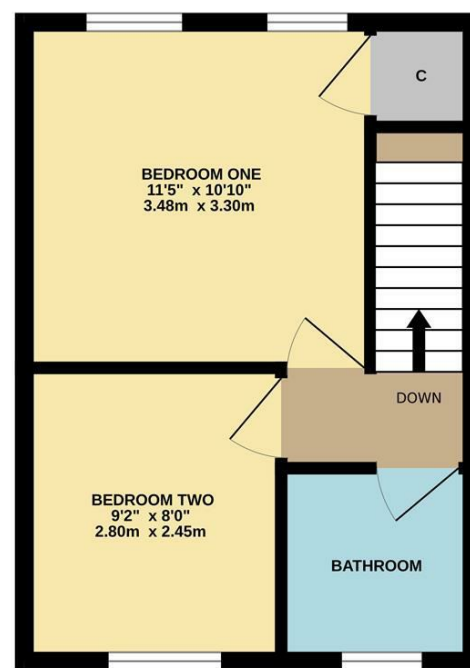
Directions

From our office proceed up The Causeway over the roundabout into London Road. On the outskirts of the town turn right at the roundabout into Pewsham Way, take the first right into Lodge Road then second right into Buckingham Road.

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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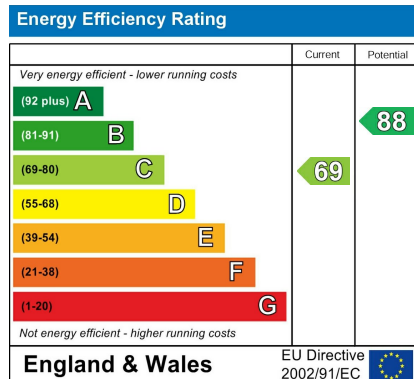


GROUND FLOOR



FIRST FLOOR

ENERGY PERFORMANCE GRAPHS



Council Tax Band: B

Tenure: Freehold

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