

TOWN&COUNTRY
ESTATES



Richmond Close, Trowbridge, Wiltshire BA14 9EJ

£340,000

LOCATION

Located in a quiet cul-de-sac off of Wingfield Road, this desirable location is perfect for access to Schools, the train station and town centre. Trowbridge offers a wide range of shopping and leisure options, a multi-screen cinema, modern restaurant complex, along with regular local bus and rail services.

DESCRIPTION

NO ONWARD CHAIN - Occupying a pleasant position within a small cul-de-sac, this attractive detached home offers spacious accommodation, with a ground-floor extension enhancing its living space. Set on a corner plot, the ground floor of the property comprises an entrance hall, living room, family room, kitchen, dining room and WC. On the first floor, the primary bedroom enjoys a modern en-suite shower room, there is a second double bedroom, single bedroom and family bathroom. Additional notable features include gas central, Upvc double glazing, garage, driveway and a good size, enclosed rear garden.

ENTRANCE HALL

Features a part-glazed front door, wood block flooring, a staircase to the first floor, a storage cupboard under the stairs and a radiator.

WC

There is a UPVC double glazed window to the front, a low-level WC, wash basin and radiator.

LIVING ROOM

15'7" x 13'3"

A generously-sized room with a UPVC double glazed Oriel window to the front, a fireplace with a gas coal-effect fire, coved ceiling, two radiators and connecting doors to the entrance hall and family room.

FAMILY ROOM

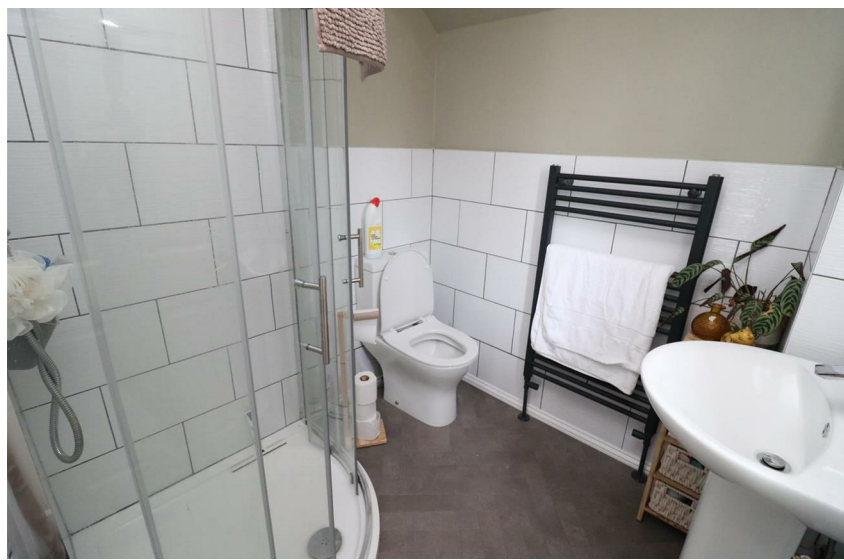
9'11" x 12'0"

The welcome addition of the family room really makes a positive difference to property and offers a vaulted ceiling with exposed joists, a UPVC double glazed window to the front, UPVC double glazed French doors opening to the rear garden, a Velux roof light and a radiator.

DINIING ROOM

8'10" x 9'3"

There are UPVC double glazed French doors leading to the rear garden, a radiator and a connecting door to the Kitchen.



KITCHEN

9'1" x 9'3"

Features a UPVC double glazed window and a glazed door leading to the rear garden, a range of fitted units with laminated countertops and tiled splashbacks, an integrated oven with four-burner gas hob and extractor, plumbing for a dishwasher and washing machine, and a one-and-a-half bowl sink.

LANDING

Provides loft access, an airing cupboard.

BEDROOM ONE

10'4" x 9'2"

There is a UPVC double glazed window to the rear, Includes a built-in double wardrobe and a radiator.

EN-SUITE

The modernised en-suite bathroom, has a UPVC obscured glass window to the rear and contains a white suite with a shower cubicle, WC, washbasin, tiled splashbacks and a radiator.

BEDROOM TWO

9'6" x 11'0"

Includes a UPVC double glazed window to the front and a radiator.

BEDROOM THREE

6'0" x 10'4"

Features a UPVC double glazed window to the side and a radiator.

FAMILY BATHROOM

There is a UPVC obscured glass window to the side and is fitted with a white suite including a paneled bath, low-level WC, washbasin, tiled splashbacks, radiator.

EXTERNAL

GARAGE

There is an up-and-over door to the front, side entrance, power and lighting,

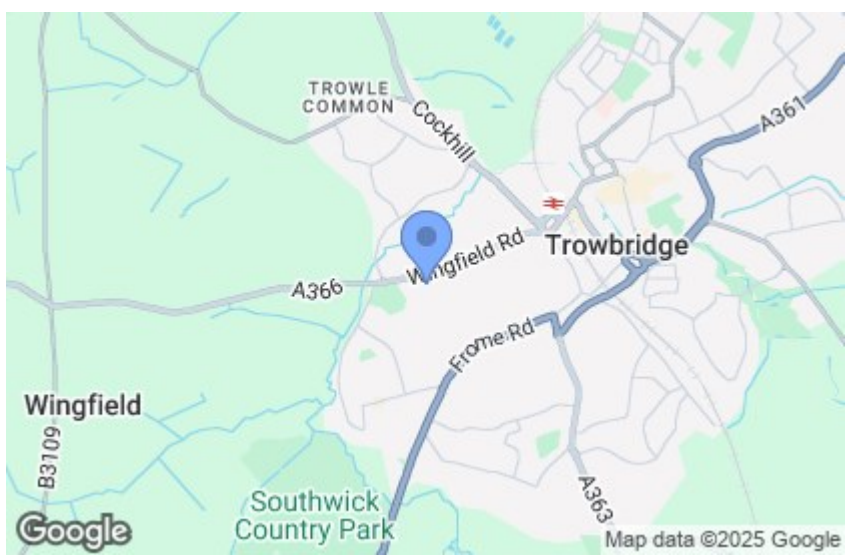
GARDENS

Positioned on a corner plot, the property has a double-length driveway leading to the garage. The surrounding gardens include patios, a lawn and a variety of shrubs, with different garden areas at the front, side, and rear.

ADDITIONAL INFORMATION

COUNCIL TAX BAND - D

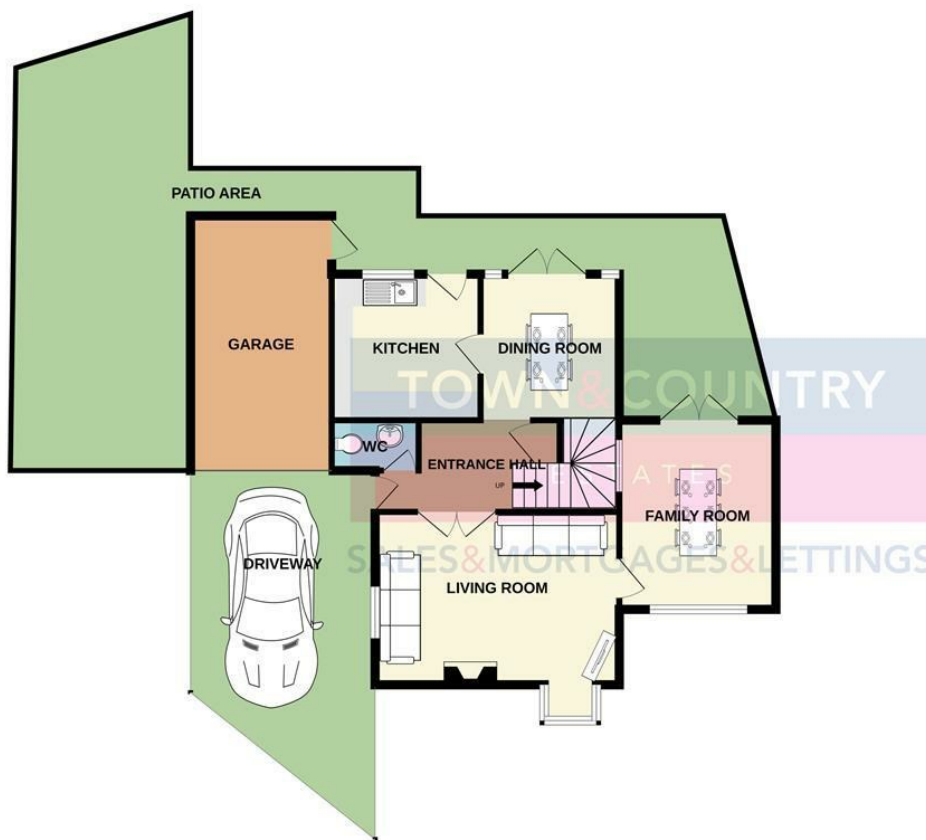
EPC RATING - D







GROUND FLOOR
712 sq.ft. (66.2 sq.m.) approx.



FIRST FLOOR
434 sq.ft. (40.3 sq.m.) approx.



TOTAL FLOOR AREA : 1146 sq.ft. (106.5 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.
Made with Metropix ©2024

GROUND FLOOR
712 sq.ft. (66.2 sq.m.) approx.



FIRST FLOOR
434 sq.ft. (40.3 sq.m.) approx.



TOTAL FLOOR AREA : 1146 sq.ft. (106.5 sq.m.) approx.

For illustrative purposes only. Decorative finishes, fixtures, fittings and furnishings do not represent the current state of the property. Measurements are approximate. Not to scale.
Made with Metropix © 2024

TROWBRIDGE OFFICE
9 Fore Street, Trowbridge,
Wiltshire BA14 8HD

WESTBURY OFFICE
16 High Street, Westbury,
Wiltshire BA13 3BW

Teleph one: 01 225 7 766 99
Email: trowbridge@townandcountryestates.com

Telephone: 0 137 3 8244 44
Email: westbury@townandcountryestates.com

www.townandcountryestates.com

SALES & MORTGAGES & LETTINGS

TOWN & COUNTRY MORTGAGES

FEE FREE Mortgage Services

- RE-MORTGAGES
- FIRST TIME BUYER
- HOME MOVER
- BUY TO LET



YOUR PROPERTY MAY BE REPOSSESSED IF YOU DO NOT
KEEP UP REPAYMENTS ON YOUR MORTGAGE

OFFICE, HOME AND TELEPHONE
APPOINTMENTS AVAILABLE

CONTACT US ON:
01225 776699

BOOK ONLINE:
www.townandcountrymortgages.net

FIND US ON  

OLIVER BROWNING
Managing Director

NB. Town and Country Estates have not tested any equipment, fixtures, fittings or services and cannot guarantee that they are in working order. Buyers are advised to seek professional advice from their solicitors or surveyor. Internal measurements should not be relied upon for fitting of carpets or furniture without checking. These details have been prepared in good faith and whilst believed to be correct give notice that none of the statements are to be relied upon as statements or representations of fact. Some statements are inevitably subjective and are therefore the view of the author at the time the information was prepared. If any items are particularly important to you then please check with this office first, especially if travelling some distance to view.