



Wrights
01225 755553

Brookmead, Southwick, Trowbridge, Wiltshire, BA14 9QJ

£220,000

Wrights Residential are delighted to present this two bedroom semi detached home, pleasantly situated at the end of a quiet cul-de-sac in the highly sought-after village of Southwick.

Enjoying an attractive position overlooking open countryside, the property offers well proportioned accommodation including a lounge, kitchen/dining room, two bedrooms and a family bathroom.

Externally, the property benefits from an enclosed rear garden offering countryside views, as well as driveway parking for two vehicles.

Combining a peaceful village setting with beautiful rural views, this lovely home is ideally placed for those seeking countryside living while remaining within easy reach of Trowbridge, Bradford on Avon and Bath.

Situation

The property is situated at the end of a quiet cul-de-sac on the edge of the open countryside. The village of Southwick offers many amenities including a popular village Primary school, church, village shop and public house, as well as access to excellent countryside walks. The town of Trowbridge is within easy reach, providing excellent shopping and leisure facilities, a multiplex cinema, numerous pubs and restaurants. Access to London by train is direct via Westbury (3 miles) and indirect via Trowbridge. The World Heritage City of Bath is also just 12 miles away, famed for its shopping, period buildings and many places of cultural interest.



Two bedroom semi detached property

End of cul-de-sac position

Beautiful views over open countryside

Spacious lounge

Kitchen/diner

Two double bedrooms
Enclosed garden leading to a brook

Driveway parking for two vehicles

PVCu double glazing

Popular village location



The property comprises

Ground Floor

Entrance Porch

With PVCu front door.

Lounge 12' 7" x 12' 6" (3.83m x 3.82m)

With wall mounted electric storage heater, stairs to the first floor and PVCu double glazed window to the front.

Kitchen/Diner 12' 6" x 10' 2" (3.81m x 3.11m)

With a range of eye level and base units, worktops with tiled splash backs, inset sink and drainer unit, space for cooker with extractor hood over, space for fridge/freezer and washing machine, wall mounted electric storage heater, PVCu double glazed window to the rear and PVCu door opening to the rear garden.

First Floor

Landing

With airing cupboard housing hot water cylinder and loft access (the loft is partially boarded with a light).

Bedroom 1 12' 5" x 9' 7" (3.79m x 2.92m) max

With wall mounted electric heater and two PVCu double glazed windows to the front.

Bedroom 2 9' 9" x 6' 5" (2.98 x 1.95m)

With wall mounted electric heater, built in wardrobe and PVCu double glazed window offering countryside views to the rear.

Bathroom 5' 6" x 6' 5" (1.67m x 1.96m)

With white suite comprising bath with shower attachment over, close coupled W.C and pedestal hand basin, heated towel rail and obscured PVCu double glazed window to the side.

Externally

To the front

The property is approached via a driveway providing off-road parking for two vehicles. A paved pathway leads to the front entrance, while a timber gate to the side provides access to the rear garden.

To the rear

The delightful rear garden enjoys a wonderful open aspect backing directly onto a brook and adjoining open countryside, providing a peaceful and picturesque setting. A timber decked seating area immediately adjoins the property, creating an ideal space for outdoor dining and entertaining, with the remainder of the garden laid predominantly to lawn.

Mature hedging and established planting provide a good degree of privacy, while the uninterrupted rural views further enhance the garden's appeal. The garden extends to the brook at the rear boundary, offering a truly unique outlook and an enviable connection to the surrounding countryside.

Tenure

The property is sold as freehold.

Council tax

The property is currently in council tax band B.



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info@wrightsresidential.co.uk | www.wrightsresidential.co.uk

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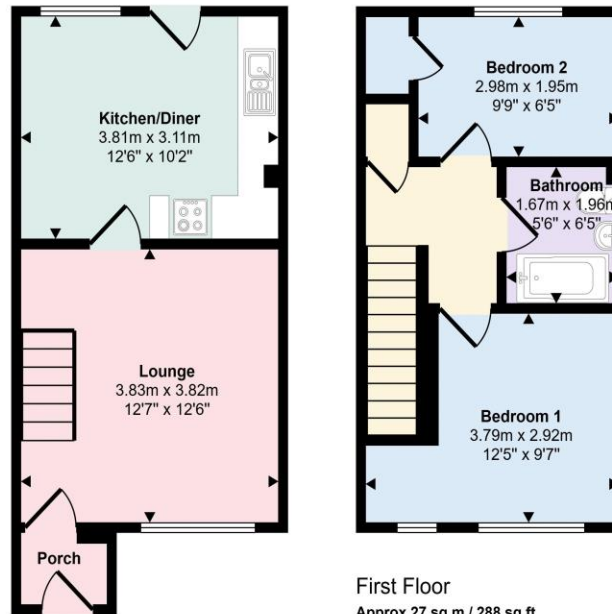


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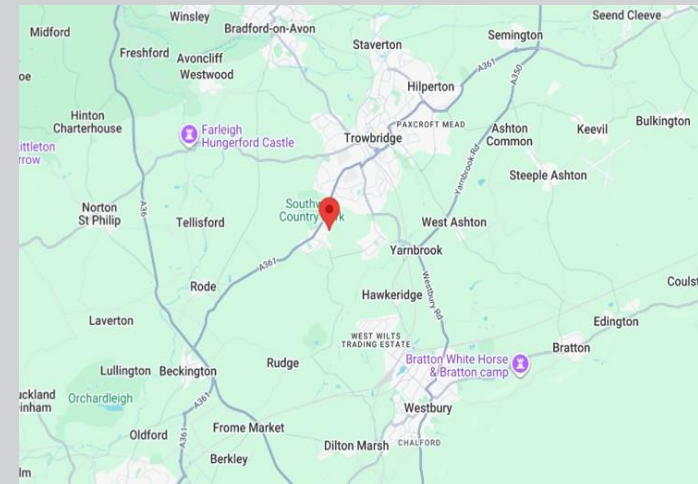
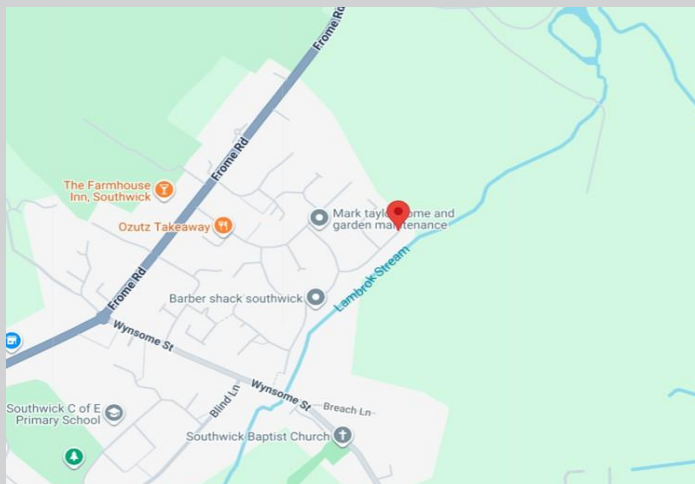
Approx Gross Internal Area
55 sq m / 595 sq ft



Ground Floor
Approx 29 sq m / 307 sq ft

First Floor
Approx 27 sq m / 288 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.





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24 Fore Street, Trowbridge, Wiltshire, BA14 8ER

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