







Flat 1 Monkton House, Chippenham, SN15 3PE

£199,950

An amazing opportunity to purchase a ground floor apartment within the historic Grade II Listed Monkton house, central to the town with Monkton Park, River Avon, gardens and golf course as your outlook. Comprising; communal hallway, private entrance hall, lounge/dining room with window seating and sash windows, kitchen, bathroom and generous bedroom with dual aspect and fitted wardrobes. Further benefits include allocated parking and use of the established and well maintained communal gardens. This is a must view home. Flat 1 has a 1/8th share of the freehold.

Communal Entrance Hall



Hallway

Front door, door to the sitting room, kitchen, bathroom and bedroom along with built in cupboard.

Sitting Room



High ceilings with period features, four sash window with a duel aspect overlooking communal gardens and the golf course with window seats in each, radiator, gas fire, space for living furniture as well as dining furniture.





Kitchen



Sash window overlooking the communal gardens, floor and wall mounted units, stainless steel sink and drainer, electric oven, electric hob, plumbing for a washing machine, integral fridge and gas fired boiler.



Bathroom



Sash window to the side overlooking the gardens, towel radiator, toilet, wash hand basin, bath with shower over and part tiled walls.

Bedroom

Sash windows to both sides giving a duel aspect, two radiators and two wardrobes.

Communal Gardens



Generous well maintained and well stocked gardens laid predominantly to lawn with pathways and seating areas. A locked gate gives private access in to Monkton Park.

Parking

There is allocated parking specifically for number 1. It is the closest parking allocation to the main building.

Tenure



We are advised by the .Gov website that the property is Leasehold. The current lease term is: 125 years from 24/06/1986. 86 years remaining. Ground rent is £150 per year and the latest service charge is £3505.14 for a 12 month period- As an owner of a flat in the block you will join the management committee. Flat 1 has a 1/8th share of the freehold so the remaining years left on the lease are irrelevant.









Council Tax

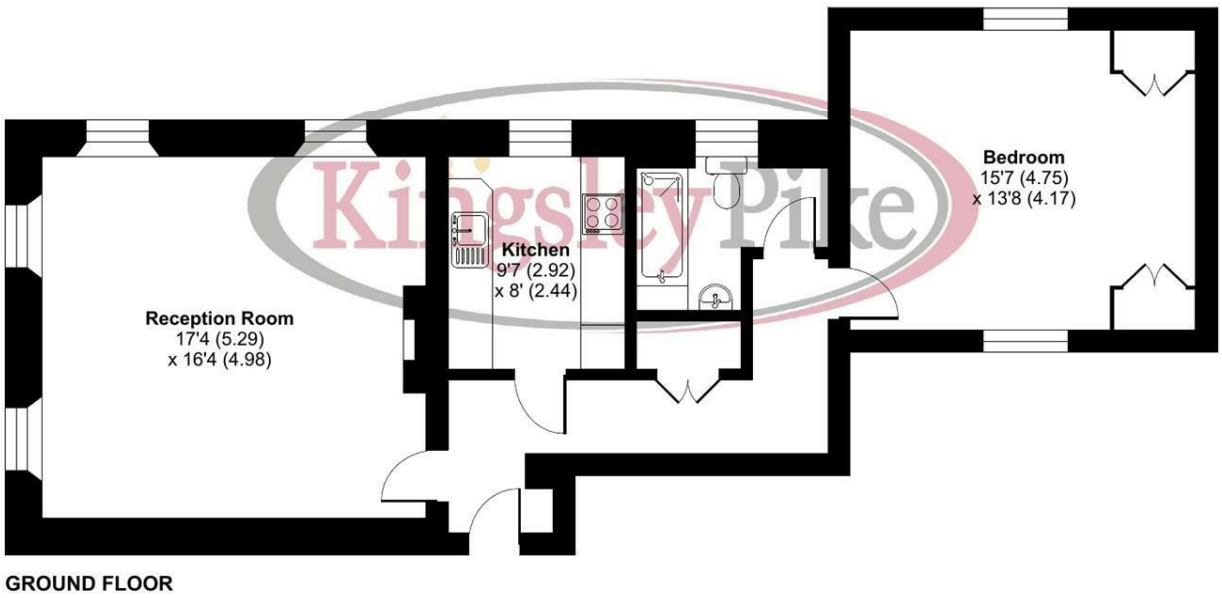
We are advised by the .gov website that the property is band D.

Floor Plan

Monkton Park, Chippenham, SN15

Approximate Area = 764 sq ft / 71 sq m

For identification only - Not to scale



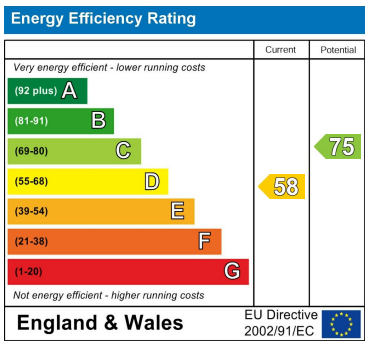
GROUND FLOOR

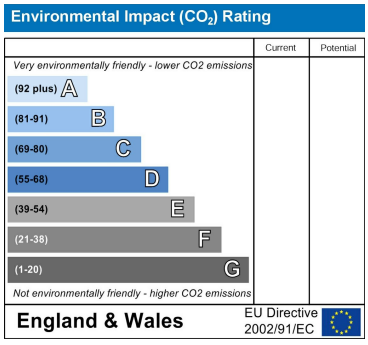
Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2025. Produced for Kingsley Pike. REF: 1321128

Area Map



Energy Efficiency Graph





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