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# Sherington Mead, Pewsham, Chippenham

Guide Price £220,000

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A well proportioned two bedroom home with conservatory and good size garden, ideally located on the popular Pewsham development. Conveniently positioned within easy reach of local schools, amenities, and countryside walks, this attractive property offers spacious accommodation arranged over two floors.

The ground floor comprises an entrance hallway with stairs leading to the first floor, a kitchen, a lounge / dining room, and a conservatory overlooking the rear garden. Upstairs, there are two generously sized bedrooms and a family bathroom.

Externally the property benefits from a good sized rear garden mainly laid to lawn whilst to the front is a driveway providing off street parking.

This property would make an ideal first time purchase or buy to let investment. Early internal viewing is highly recommended to fully appreciate all that this home has to offer.

### Situation

The property is situated on the popular Pewsham development with local amenities to include primary & secondary schools, nursery, doctors surgery, pharmacy, convenience store, public house, community hall, hair & beauty Salon and nearby Lidl supermarket. There is good access to the town centre with a more comprehensive range of amenities to include mainline railway (London-Paddington), college and sports centre. The M4 motorway is within easy access and offers good commuting links to the major centres of Bath, Bristol, Swindon and London.

### Property Information

Freehold

Council Tax Band; C

Gas Fired Central Heating

EPC Rating; TBC



