



20 Basil Drive

Melksham SN12 6LT

- South facing garden
- Enclosed rear garden
 - Close to local park
- Outstanding school nearby
- Downstairs cloakroom
- En-suite in main bedroom
- Parking for two vehicles
- Walking distance to pub
- East side of Melksham
- Kitchen/diner at rear

£320,000





Hall

External door, radiator, doors to living room and WC.

Living Room

15'1" x 11'10"

Window to front elevation, two radiators and door to inner hall.

Inner Hall

Door to kitchen/diner.

Kitchen/Diner

10'10" x 15'6"

Fitted with a matching range of base and eye level units with worktop space over, stainless steel sink, integrated fridge/freezer, dishwasher and washing machine, fitted oven and four ring gas hob, window to rear elevation, radiator and patio doors to garden.

WC

Fitted with two piece suite comprising wash hand basin and WC with radiator.



Landing

6'2" x 8'2"

Door to bedrooms and bathroom with airing cupboard.

Bedroom One

8'1" x 10'9"

Two windows to rear elevation, radiator, fitted wardrobes and door to en-suite.

En-suite

Fitted with a three piece suite comprising shower enclosure, wash hand basin and WC with heated towel rail.

Bedroom Two

12'9" x 8'2"

Window to front elevation and radiator.

Bedroom Three

7'7" x 7'2"

Window to front elevation and radiator.

Bathroom

5'11" x 7'1"

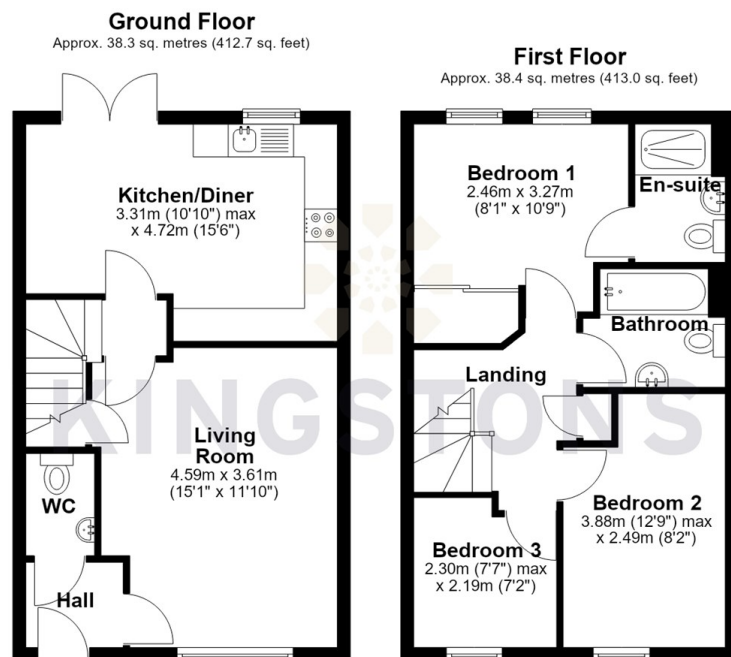
Fitted with three piece suite with comprising bath with shower over and glass screen, wash hand basin and WC with heated towel rail.

Outside

Enclosed south facing garden with rear access and parking beyond for approximately two vehicles.



Local Authority **Wiltshire**
Council Tax Band **C**
EPC Rating **B**



Total area: approx. 76.7 sq. metres (825.7 sq. feet)



KINGSTONS
Melksham Office

11 High Street, Melksham,
Wiltshire, SN12 6JR

Contact

01225709115
sales@kingstons.biz
www.kingstons.biz

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.

