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POST

142 Parklands, Malmesbury, SN16 0QL

Guide Price £125,000

A one bedroom terraced home requiring cosmetic updating located in a cul de sac setting.

- Modern Terraced Home
- Requires Cosmetic Updating
- One Bedroom
- Sitting Room
- Kitchen
- First Floor Bathroom
- South Facing Garden
- Off Street Parking To Front
- Convenient for Local Amenities
- No Onward Chain

Freehold

EPC Rating C

Located in a convenient cul de sac allowing easy access into the town, this one bedroom terraced home is offered for sale with no onward chain. The property would now benefit from cosmetic updating and modernisation, offering an excellent opportunity for buyers to refurbish and personalise to their own specification.

The accommodation comprises an entrance porch, sitting room and kitchen on the ground floor. There is a double bedroom and bathroom on the first floor. The lawned rear garden enjoys a delightful south facing aspect. A driveway to the front provides off street parking.

SITUATION
The property is conveniently located allowing easy access for both primary and secondary schools. The hilltop town of Malmesbury is officially recognised as England's oldest borough. Situated on the edge of the Cotswolds, surrounded by two branches of the River Avon, it boasts buildings of golden Cotswold stone and beautiful river walks. Famous for its ancient Abbey and elaborate 15th century Market Cross, the town may well have history round every corner but is also bursting with life, enjoying excellent independent shops, a Waitrose, charming cosy pubs, friendly cafes, regular farmers' markets and a busy local events schedule.

The establishment of the Dyson design and development headquarters on the edge of the town means that Malmesbury is now a centre for technical innovation, allowing the town to truly describe itself as both ancient and modern. Malmesbury is five miles north of the M4 (Junction 17) so within easy commuting distance of Bristol, Bath and Swindon. Trains from Chippenham (10 miles) and Kemble (5 miles) link with London Paddington within approximately an hour.

PROPERTY INFORMATION
Tenure: Freehold

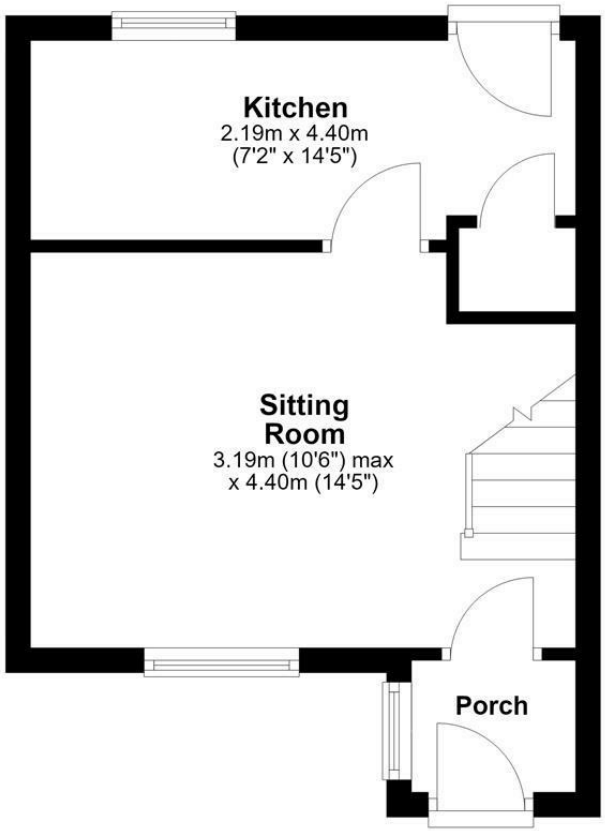
EPC Rating: C

Council Tax Band: C

Mains water, drainage, and electricity

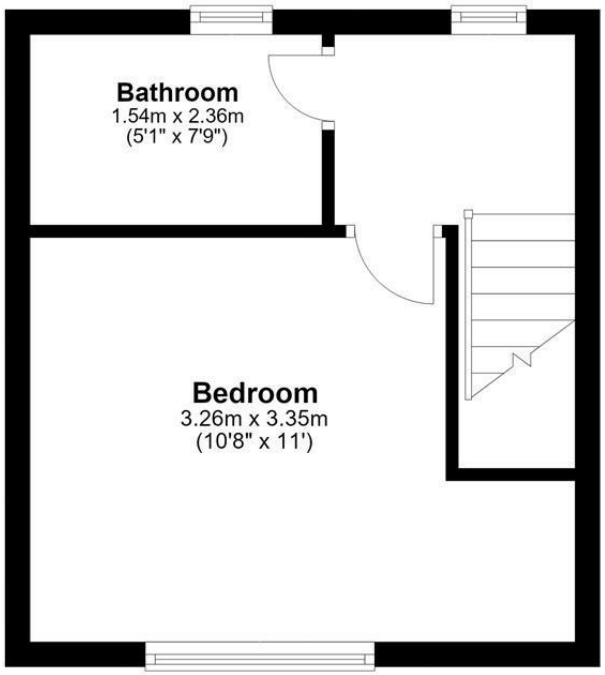
Ground Floor

Approx. 23.1 sq. metres (248.4 sq. feet)



First Floor

Approx. 21.5 sq. metres (231.8 sq. feet)



Total area: approx. 44.6 sq. metres (480.2 sq. feet)

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