



SCOTT WINDLE POWERED BY exp TM UK

@ scott.windle@exp.uk.com

scottwindle.exp.uk.com

07838 311 550

Mount Pleasant, Chippenham

Guide Price £375,000

3 2 2



A deceptively spacious and beautifully presented three bedroom period home, sympathetically updated over the years and occupying a sought after location on the outskirts of town, with a particularly impressive rear garden, garage and ample parking. Rarely available to the market, this attractive home offers generous and versatile accommodation arranged over three floors, combining character features with modern day living. The property enjoys a convenient position providing excellent access to the M4 motorway, Chippenham town centre and mainline railway station, as well as highly regarded local schools including Sheldon and Hardenhuish. The ground floor begins with an entrance hall and stairs rising to the first floor. The generous living accommodation includes a sitting room with a fireplace and inset wood burning stove, while the dining area provides plenty of space for entertaining and family life. The kitchen/breakfast room is fitted with a range of storage units and benefits from two sets of double doors opening directly onto the rear garden, creating a lovely connection between the house and outside space. A downstairs cloakroom completes the ground floor accommodation. On the first floor are two double bedrooms together with a stylish refitted family bathroom. Stairs continue to the second floor where there is a further double bedroom and separate shower room, providing an excellent degree of flexibility for a main bedroom, guest accommodation or home working space. A standout feature of the property is undoubtedly the garden. The large and predominantly level rear garden provides an excellent space for families, entertaining and outdoor living. To the rear is a detached garage with ample gated driveway parking whilst to the front is an additional parking area. Combining generous accommodation, character features, a lovely garden and a highly convenient location, this is a home that needs to be viewed internally to be fully appreciated. An internal viewing is highly recommended.

Property Information

Freehold

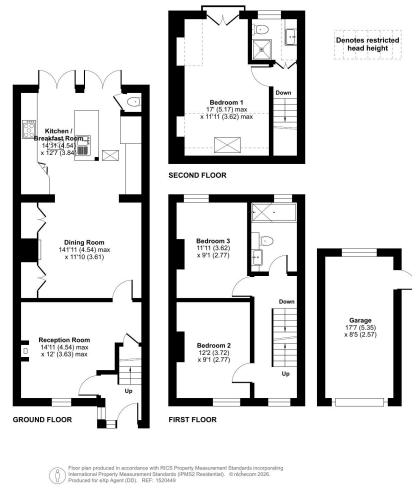
Council Tax Band; B. EPC Rating; C

Gas Central Heating



Mount Pleasant, Chippenham, SN14

Approximate Area = 1082 sq ft / 100.5 sq m
 Limited Use Annexe(s) = 108 sq ft / 10 sq m
 Garage = 148 sq ft / 13.7 sq m
 Total = 1338 sq ft / 124.2 sq m
 For identification only - Not to scale



- Please Quote Reference SW0341
- Beautifully Presented Throughout
- Three Double Bedrooms
- Family Bathroom, Shower Room & Downstairs Cloakroom
- Detached Garage & Ample Parking
- Easy Access To Schools & M4 Motorway
- Deceptively Spacious Accommodation Over Three Floors
- Two Reception Rooms & Kitchen / Breakfast Room
- Large & Predominately Level Rear Garden
- Viewing Highly Recommended



71

75

eXp World UK Ltd is a registered company at Level 37, 25 Canada Square, London, E14 5LQ.

Registered company number is 12016573. VAT Registration Number is 327 4120 29