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Acacia Close, Chippenham

Price Guide £425,000

Nestled in the sought-after Cepen Park North development, this splendid four-bedroom detached house on Acacia Close offers a perfect blend of comfort and modern living. The property boasts a spacious lounge, ideal for relaxation, alongside a dining room that provides an excellent space for entertaining family and friends. The well-appointed kitchen is complemented by a convenient utility room and a downstairs WC, ensuring practicality for everyday living.

The home features four generously sized bedrooms, including two with en-suite bathrooms, providing ample space for family and guests. The family bathroom is tastefully designed, catering to the needs of a busy household. With UPVC double glazing and gas central heating throughout, the property ensures warmth and energy efficiency all year round.

Outside, the property is equally impressive, featuring a garage and ample parking space. The front and rear gardens offer outdoor areas for children to play or for hosting summer barbecues. This charming home is perfect for families seeking a peaceful yet vibrant community, with local amenities and transport links conveniently close by. Don't miss the opportunity to make this wonderful property your new home. No Onward Chain.

Viewing

Viewings Strictly by appointment with the sole selling agents Atwell Martin call or e-mail us today to confirm your appointment | 65 New Road, Chippenham, Wiltshire SN15 1ES

Situation - Chippenham

Chippenham has a wide range of amenities to include High Street retailers plus supermarkets and retail parks and, in addition, there is a leisure centre with indoor swimming pool, library, cinema and public parks. Chippenham also benefits from excellent schooling with numerous primary and three highly sought after secondary schools. For those wishing to commute there is also a regular main line rail service from Chippenham station to London (Paddington) and the West Country and the M4 motorway is easily accessed via Junction 17 a few miles north of the town.

Property Information

Utilities/Services - Mains Electric, Water & Drainage, Gas Central Heating

Wiltshire Council Tax - Band D

Tenure - Freehold

EPC - Ordered



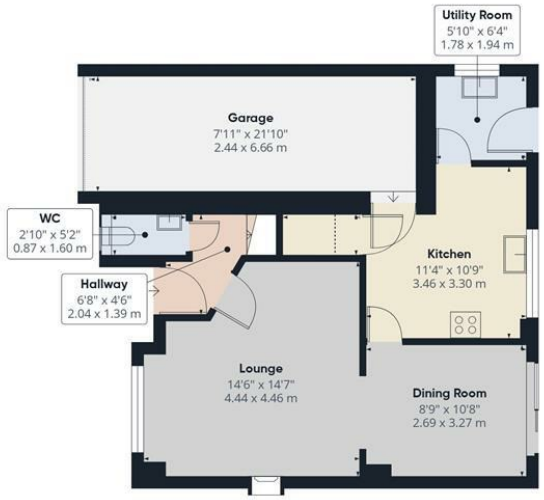


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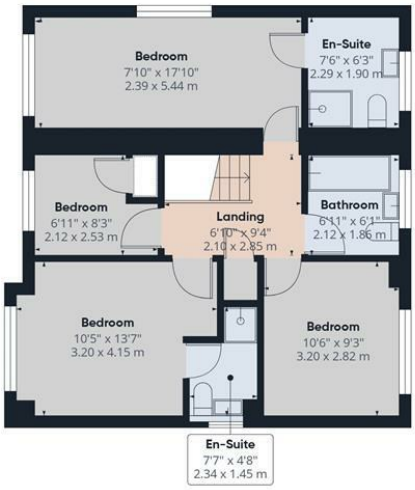








Ground Floor



First Floor



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Approximate total area(1)

1274 ft²

118.3 m²

Reduced headroom

9 ft²

0.8 m²

(1) Excluding balconies and terraces

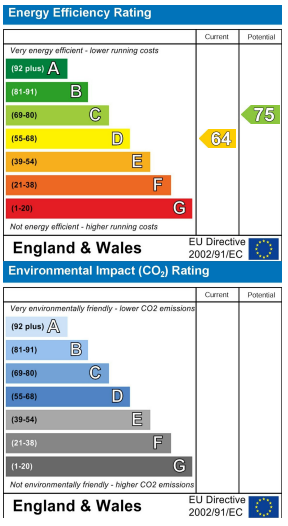
Reduced headroom

Below 5 ft/1.5 m

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing

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