



14 Halifax Close, SN4 9DZ

Guide Price **£350,000**



Discover this beautifully REFRISHED three-bedroom home, perfectly situated in the desirable village of Wroughton, offering effortless living for those seeking a tranquil and convenient lifestyle. Boasting a complete refurbishment throughout, this property provides bright, contemporary spaces designed for comfort and ease. With the added benefit of no onward chain, this home is ready for you to move straight in and enjoy a relaxed pace of life.

- Village Location
- Private Non Overlooked Garden
- Plenty of storage
- Large utility with downstairs WC
- Modern Bathroom with Large Separate Shower
- Refurbished throughout
- Playroom/Office
- No Chain
- Off Road Parking

Bedrooms: 3 | Bathrooms: 2 | Receptions: 2

Property Type: Semi Detached House

Council Tax Band: D

Tenure: Freehold



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Step inside to discover two versatile reception rooms, offering ample space for quiet relaxation, hobbies, or entertaining guests with ease. The thoughtful layout includes an additional study or office, perfect for a dedicated workspace, a reading room, or simply extra storage. The ground floor is further complemented by a practical utility room and a convenient downstairs W.C., enhancing everyday functionality and ease of living.

The heart of this home is designed for comfortable living, with a bright and airy feel throughout, requiring minimal upkeep. Ascend to the first floor where you'll find three well-proportioned bedrooms, providing peaceful retreats. The stunning four-piece family bathroom offers both a separate shower and a bath, creating a luxurious space for unwinding. Plenty of integrated storage solutions are thoughtfully included throughout the property, ensuring a clutter-free environment.

Outside, the property benefits from a driveway for convenient, off-road parking and a North-facing garden, providing a lovely outdoor space for enjoyment without demanding significant maintenance. Located in Wroughton, you'll have easy access to local amenities, essential services, and transport links, making this an ideal location for a convenient and well-connected lifestyle.

Room Sizes

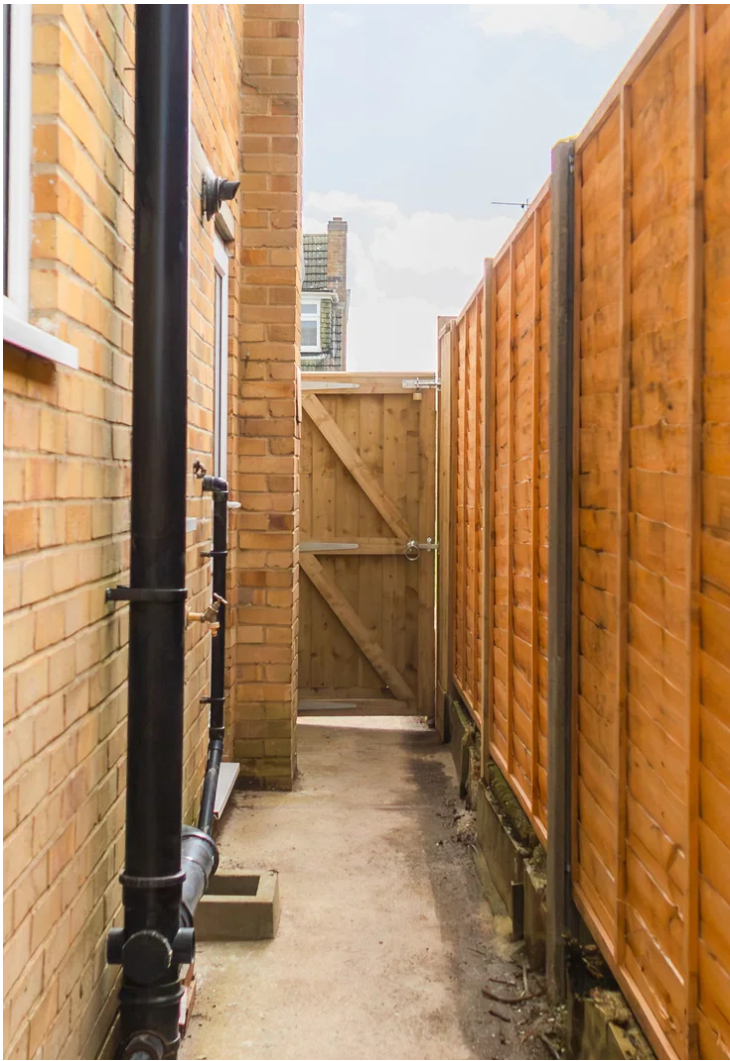
Ground Floor

Kitchen/Diner	6.26m x 3.48m
Lounge	3.35m x 4.93m
Study	1.88m x 2.44m
Utility Room	2.78m x 2.41m
W.C	

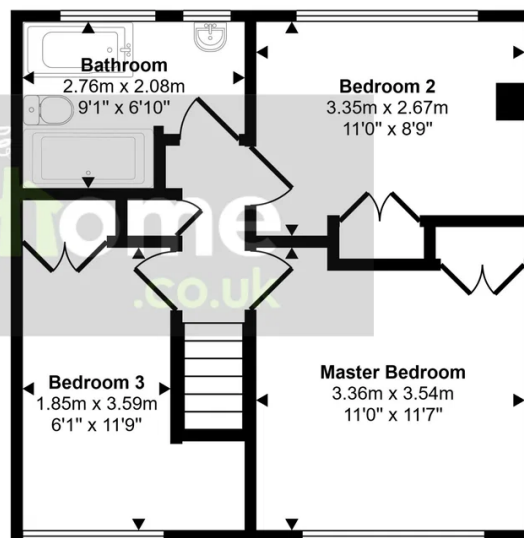
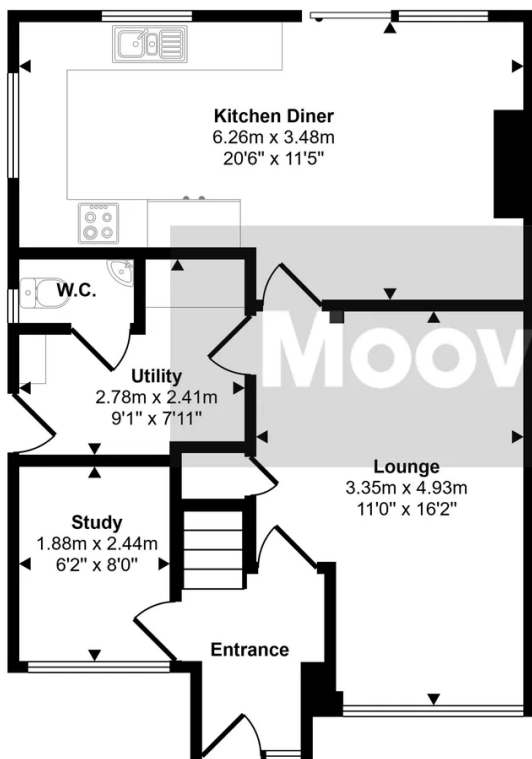
First Floor

Bedroom One	3.36m x 3.54m
Bedroom Two	3.35m x 2.67m
Bedroom Three	1.85m x 3.59m
Bathroom	2.76m x 2.08m





Approx Gross Internal Area
93 sq m / 998 sq ft



This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		
(69-80) C		78
(55-68) D	54	
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	



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