

Wrights
01225 755553

Haden Road, Trowbridge, Wiltshire, BA14 7AX

£205,000

This well presented two bedroom terraced property is situated close to many local amenities including St Stephens Place Cinema/restaurant complex, Trowbridge town centre and railway station.

The property comprises entrance hall, spacious lounge/diner with french doors opening onto the rear garden, a modern kitchen, two double bedrooms and a spacious first floor bathroom.

Further features include gas central heating, PVCu double glazing, a low maintenance enclosed rear garden and off road parking for two vehicles.



Well presented two bedroom home

Situated within easy reach of Trowbridge town centre

Spacious lounge/diner

Modern kitchen

Situation

The property is situated close to many local amenities including Trowbridge railway station and St Stephens Place Leisure Park, with an Odeon mulitplex cinema and various popular bars and restaurants. The town centre of Trowbridge is also within easy reach, providing excellent shopping and leisure facilities, numerous cafes and restaurants.

Access to London by train is direct via Westbury (5 miles) and indirect via Trowbridge. The World Heritage City of Bath is also just 11 miles away, famed for its shopping, period buildings and many places of cultural interest.

Two double bedrooms

Spacious bathroom

Low maintenance rear garden

Off road parking for two vehicles



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The property comprises

Ground Floor

Entrance Hall
With composite front door and stairs to the first floor.

Kitchen *9' 5" x 14' 9" (2.87m x 4.49m)max*
With a range of eye level and base units, worktops with tiled splash backs, space for cooker with extractor hood over, space for fridge/freezer and washing machine, storage cupboard under the stairs and PVCu double glazed windows to the front and rear.

Lounge *15' 5" x 10' 11" (4.69m x 3.32m)*
With radiator, PVCu double glazed windows to the front and rear and PVCu french doors opening onto the rear garden.

First Floor

Landing
With wood effect laminate flooring and PVCu double glazed window to the rear.

Bedroom 1 *8' 11" x 10' 10" (2.73m x 3.29m)*
With wood effect laminate flooring, radiator and PVCu double glazed window to the rear.

Bedroom 2 *6' 3" x 10'11" (1.91m X 3.33m)*
With wood effect laminate flooring, radiator, cupboard housing Worcester gas combi boiler and PVCu double glazed windows to the front and rear.

Bathroom *5' 11" x 7' 9" (1.80m x 2.35m)*
With white suite comprising bath with shower attachment, close coupled W.C and pedestal hand basin, extractor fan and obscured PVCu double glazed window to the front.

Tenure
The property is sold as freehold.

Council tax
The property is currently in council tax band B.

Services
Mains gas, electricity, water and drainage are connected. The property is heated by a gas fired central heating boiler to radiators. Please note that the Agent has not tested any appliances.

Broadband
Ultrafast broadband is available (source - Ofcom) Predicted maximum download speed - 10000Mbps

Mobile phone coverage
Outdoor coverage is likely - source Ofcom.









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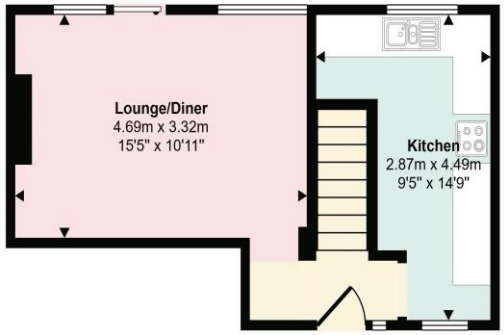




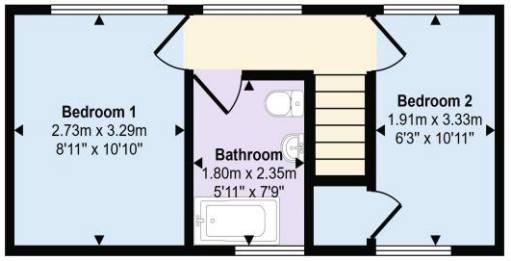




Approx Gross Internal Area
56 sq m / 599 sq ft



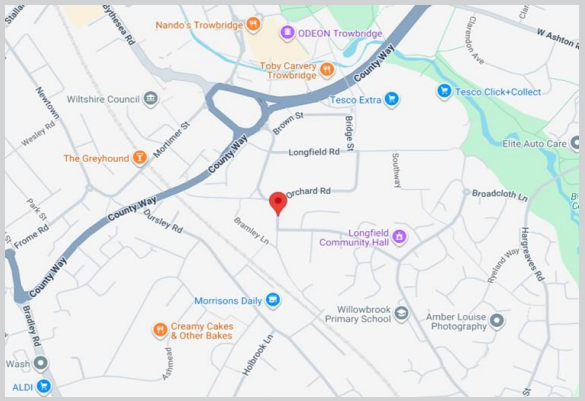
Ground Floor
Approx 30 sq m / 323 sq ft

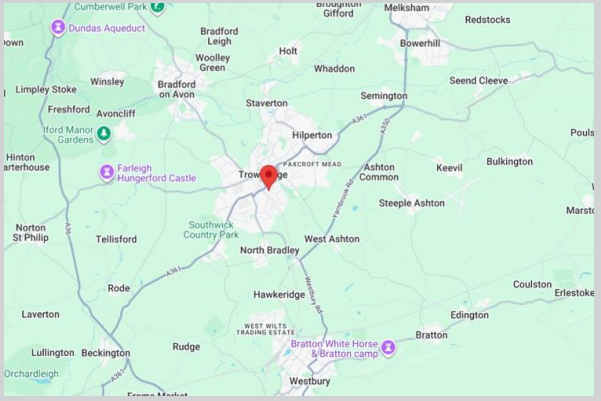


First Floor
Approx 26 sq m / 276 sq ft

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.







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