

5 Marlborough Court, Westbury, Wiltshire, BA13 3FF

£1,400 Per Month

DESCRIPTION
A newly renovated three bedroom end-terraced property conveniently located for the town's amenities. The accommodation comprises an entrance hall, lounge, kitchen, cloakroom, three bedrooms and family bathroom. Further benefits to the property include UPVC double glazing, gas central heating, two allocated parking spaces, front and rear gardens.

ENTRANCE HALL
There are stairs leading to the first floor, laminate flooring, telephone point, thermostat controls, smoke alarm, storage cupboard and radiator.

LOUNGE/DINER
14'3" x 11'6"
There is a double glazed window and French style doors to the rear, radiator, T.V and telephone points.

KITCHEN
10'0" x 9'5"
There is a double glazed window to the front, a range of matching base and wall units with laminate worksurfaces, stainless steel sink unit with chrome mixer tap, built in fridge freezer and dishwasher, space for washing machine/dryer, laminate flooring, built in spotlights, built in fan assisted oven with gas hob, extractor fan and light over.

CLOAKROOM
There is a dual flush close couple W.C, wall mounted vanity wash hand basin, wall light, extractor fan, tiled splash backs, radiator.

BEDROOM ONE
14'3" x 9'5"
There are two UPVC double glazed windows to the rear, built in double wardrobe, T.V point and radiator.

BEDROOM TWO
10'2" x 7'1"
There is a UPVC double glazed window and radiator.

BEDROOM THREE
9'5" x 6'9"
There is a UPVC double glazed window and radiator.

BATHROOM
The bathroom comprises an obscured UPVC double glazed window, paneled bath with chrome mixer tap, chrome power shower and glass shower screen, pedestal wash hand basin with chrome mono bloc tap, dual flush close couple W.C, tiled splash backs, extractor fan, chrome heated towel rail, shaver socket and light.

EXTERIOR

FRONT GARDEN
There is a covered porch, blocked paving, two allocated parking spaces, outside tap.









REAR GARDEN

The rear garden is enclosed by close board fencing and benefits from a paved patio, decking area, artificial lawn, outside light, power sockets and gated rear access.

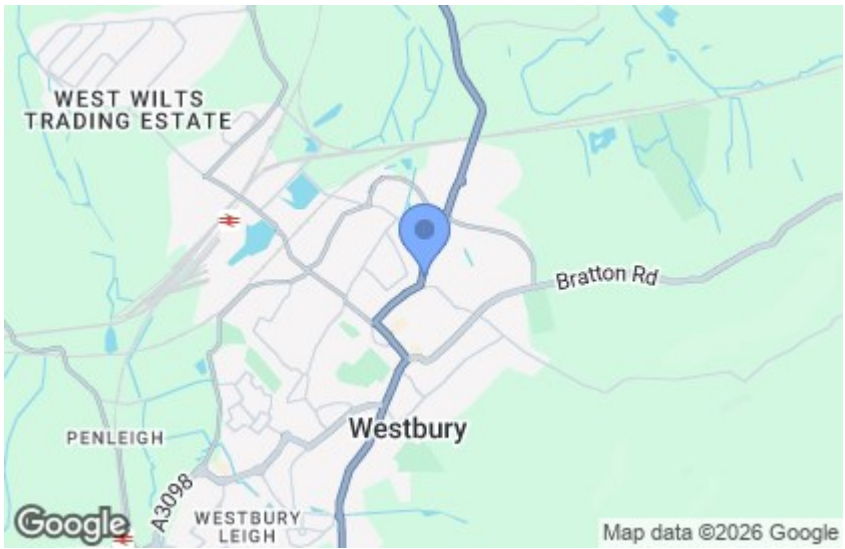
ADDITIONAL INFORMATION

COUNCIL TAX BAND - C











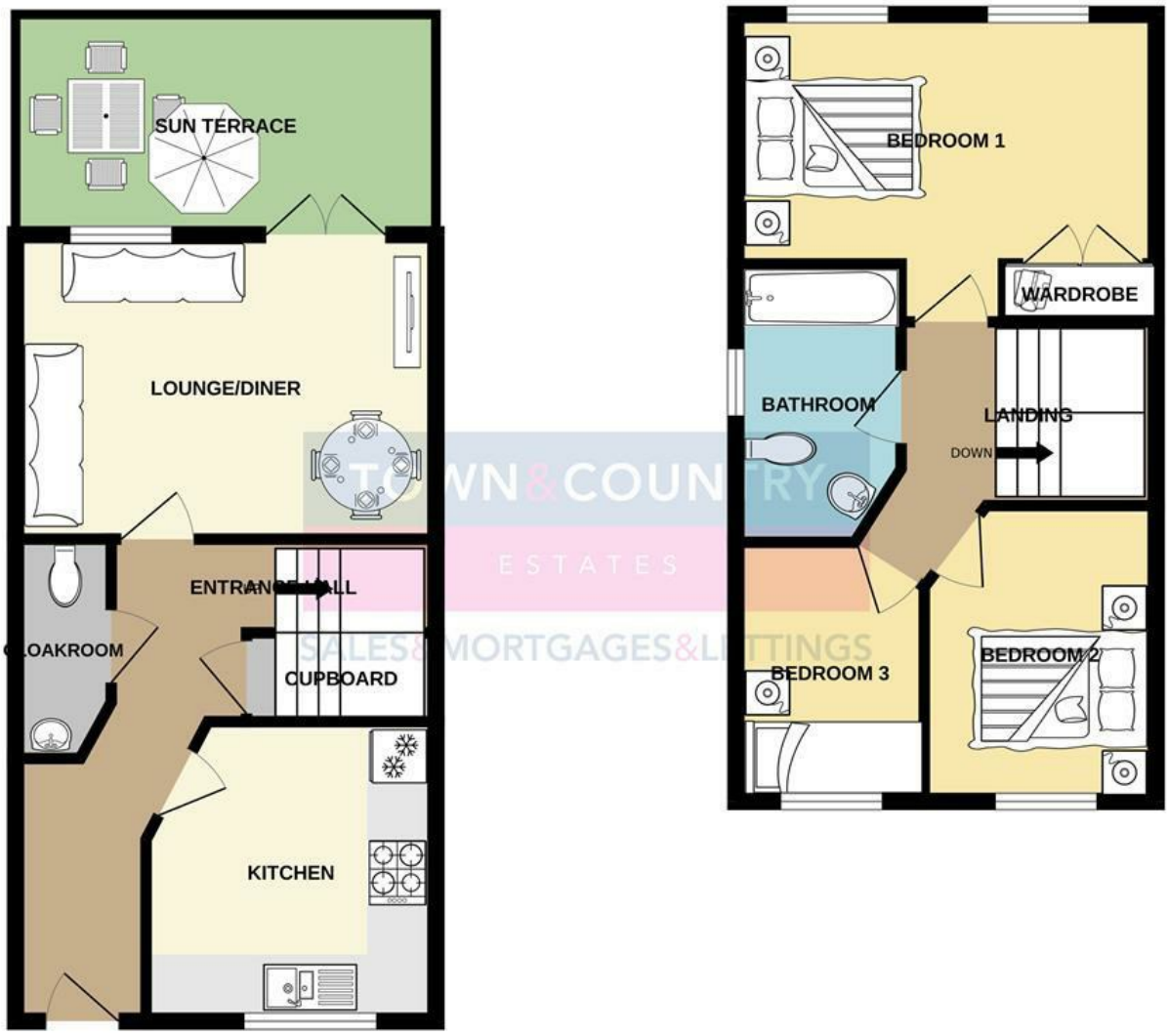






GROUND FLOOR
381 sq.ft. (35.4 sq.m.) approx.

1ST FLOOR
381 sq.ft. (35.4 sq.m.) approx.



TOWN & COUNTRY
ESTATES
SALES MORTGAGES & LETTINGS

TOTAL FLOOR AREA : 762 sq.ft. (70.8 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix ©2026

Ground floor
381 sq.ft. (35.4 sq.m.) approx.



1st floor
381 sq.ft. (35.4 sq.m.) approx.



Total Floor Area : 762 sq.ft. (70.8 sq.m.) approx.

For illustrative purposes only. Decorative finishes, fixtures, fittings and furnishings do not represent the current state of the property. Measurements are approximate. Not to scale.
Made with Metropix © 2026

TROWBRIDGE OFFICE
9 Fore Street, Trowbridge,
Wiltshire BA14 8HD

Teleph one: 01225 7 76699
Email: trowbridge@townandcountryestates.com

WESTBURY OFFICE
16 High Street, Westbury,
Wiltshire BA13 3BW

Tel ephone: 0 137 3 8244 44
Email: westbury@townandcountryestates.com

www.townandcountryestates.com

SALES&MORTGAGES&LETTINGS

SALES&MORTGAGES&LETTINGS&SALES&MORTGAGES&LETTINGS&SALES&MORTGAGES&LETTINGS&SALES&MORTGAGES&LET
TINGS&SALES&MO &SALES&MORTGAG
ES&LETTINGS&SAL TTINGS&SALES&M
ORTGAGES&LETTIN AGES&LETTINGS&S
ALES&MORTGAGES MORTGAGES&LETT
INGS&SALES&MOR SALES&MORTGAGE
S&LETTINGS&SALE TINGS&SALES&MO
RTGAGES&LETTING GES&LETTINGS&SA
LES&MORTGAGES& ORTGAGES&LETTI
NGS&SALES&MORT SALES&MORTGAGE
S&LETTINGS&SALE TINGS&SALES&MO
RTGAGES&LETTING GES&LETTINGS&SA
LES&MORTGAGES& ORTGAGES&LETTI
NGS&SALES&MORT SALES&MORTGAGE
S&LETTINGS&SALE TINGS&SALES&MO
RTGAGES&LETTING GES&LETTINGS&SA
LES&MORTGAGES& ORTGAGES&LETTI
NGS&SALES&MORT SALES&MORTGAGE
S&LETTINGS&SALE TINGS&SALES&MO
RTGAGES&LETTING GES&LETTINGS&SA
LES&MORTGAGES& ORTGAGES&LETTI
NGS&SALES&MORT SALES&MORTGAGE
S&LETTINGS&SALE TINGS&SALES&MO
RTGAGES&LETTING GES&LETTINGS&SA
LES&MORTGAGES& ORTGAGES&LETTI
NGS&SALES&MORT SALES&MORTGAGE
S&LETTINGS&SALE TINGS&SALES&MO
RTGAGES&LETTING GES&LETTINGS&SA
LES&MORTGAGES& ORTGAGES&LETTI
NGS&SALES&MORT SALES&MORTGAGE
S&LETTINGS&SALE TINGS&SALES&MO
RTGAGES&LETTING GES&LETTINGS&SA
LES&MORTGAGES& ORTGAGES&LETTI
NGS&SALES&MORT SALES&MORTGAGE
S&LETTINGS&SALE TINGS&SALES&MO
RTGAGES&LETTING GES&LETTINGS&SA
LES&MORTGAGES& ORTGAGES&LETTI
NGS&SALES&MORT SALES&MORTGAGE
S&LETTINGS&SALE TINGS&SALES&MO
RTGAGES&LETTINGS&SALES&MORTGAGES&LETTINGS&SALES&MORTGAGES&LETTINGS&SALES&MORTGAGES&LETTINGS&SA

TOWN&COUNTRYMORTGAGES

FEE FREE Mortgage Services

- RE-MORTGAGES
- FIRST TIME BUYER
- HOME MOVER
- BUY TO LET



YOUR PROPERTY MAY BE REPOSSESSED IF YOU DO NOT KEEP UP REPAYMENTS ON YOUR MORTGAGE

OFFICE, HOME AND TELEPHONE APPOINTMENTS AVAILABLE

CONTACT US ON:
01225 776699

BOOK ONLINE:
www.townandcountrymortgages.net



FIND US ON

OLIVER BROWNING
Managing Director

NB. Town and Country Estates have not tested any equipment, fixtures, fittings or services and cannot guarantee that they are in working order. Buyers are advised to seek professional advice from their solicitors or surveyor. Internal measurements should not be relied upon for fitting of carpets or furniture without checking. These details have been prepared in good faith and whilst believed to be correct give notice that none of the statements are to be relied upon as statements or representations of fact. Some statements are inevitably subjective and are therefore the view of the author at the time the information was prepared. If any items are particularly important to you then please check with this office first, especially if travelling some distance to view.