



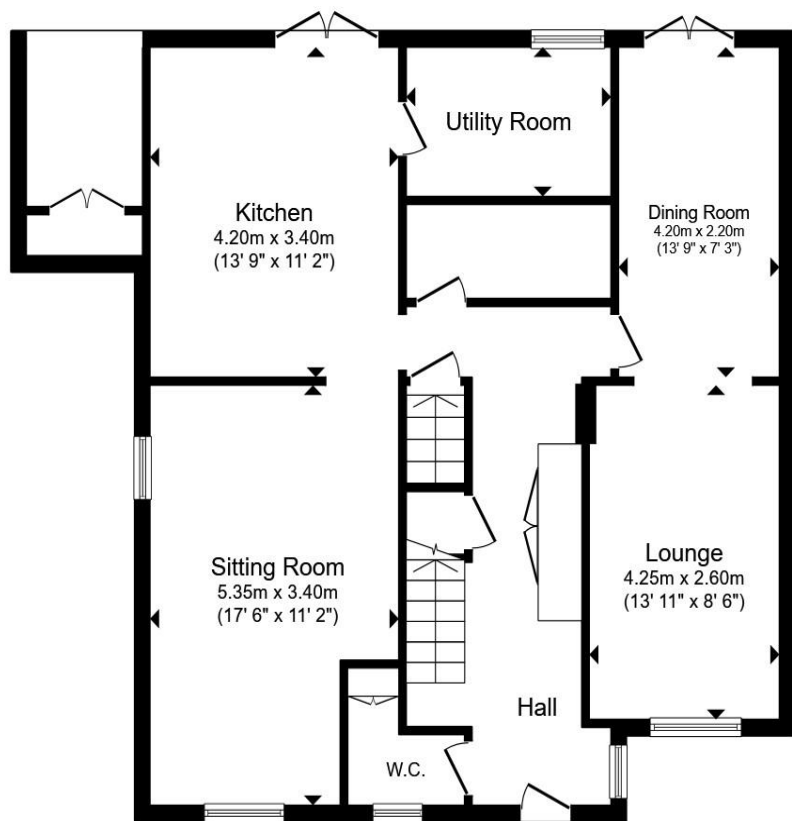
Westbrook Close, Chippenham SN14 0DL

welcome to

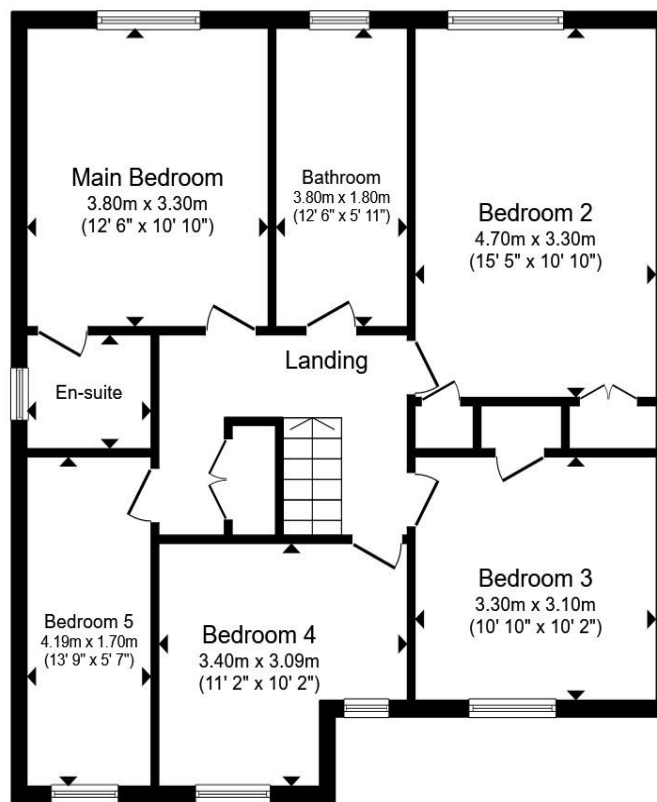
Westbrook Close, Chippenham

Deceptively spacious and beautifully improved, this extended five-bedroom semi-detached home offers versatile family accommodation in a sought-after Chippenham location. Viewing is highly recommended to appreciate the generous space on offer.





Ground Floor



First Floor

Total floor area 162.9 m² (1,754 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io



Westbrook Close is a popular residential cul-de-sac situated on the sought-after western side of Chippenham, offering a convenient location for families and commuters alike. The property is within easy reach of a wide range of local amenities, including supermarkets, well-regarded primary and secondary schools, leisure facilities and healthcare services. Chippenham town centre is just a short distance away, providing an excellent selection of shops, cafés, restaurants and everyday conveniences. For those needing to commute, Chippenham railway station offers regular mainline services to London Paddington, Bath and Bristol, while the M4 motorway (Junction 17) is easily accessible, providing excellent links to the wider motorway network. The area also benefits from nearby countryside walks and open green spaces, making it an ideal location for families seeking both convenience.

Entrance Hall
Cloakroom
Lounge
Dining Room
Study
Sitting Room
Kitchen
Utility Room
Landing
Bedroom One
Ensuite
Bedroom Two
Bedroom Three
Bedroom Four
Bedroom Five
Bathroom
Driveway Parking
Rear Garden
Agents Note

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.

welcome to

Westbrook Close, Chippenham

- Deceptively spacious and substantially extended semi-detached family home
- Five well-proportioned bedrooms, including principal bedroom with en-suite
- Multiple reception rooms offering flexible family living space
- Utility room and ground floor cloakroom
- Sought-after western side of Chippenham, close to amenities and transport links

Tenure: Freehold EPC Rating: C
Council Tax Band: C

£490,000



Please note the marker reflects the postcode not the actual property

view this property online allenandharris.co.uk/Property/CHP112055



Property Ref:
CHP112055 - 0007

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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