

for sale

£285,000



## Gainey Gardens Chippenham SN15 1UG

Semi Detached House. Entrance Hall. Sitting Room. Kitchen/Breakfast Room. Cloakroom. Three Bedrooms. En-Suite to Master. Family Bathroom. Fully enclosed Rear Garden. Parking. Viewing Strongly Advised. Great Location.



# Gainey Gardens Chippenham SN15 1UG

## Ground Floor

### Hallway

Entrance door to front. Stairs to First Floor.

### Cloakroom

Suite comprising low level WC and wash hand basin. Window to front.

### Lounge

Window to front. Understairs storage cupboard. TV point. Laminate flooring. Door to Kitchen/Diner

### Kitchen/Diner

Fitted with a matching range of base and wall units with complementary work surfaces over with inset sink and drainer. Integrated oven and hob with cooker hood over. Plumbing for washing machine and dishwasher. Space for fridge/freezer. French doors and window to rear.



## First Floor

### Landing

Stairs from Ground Floor.

### Bedroom One

Window to front. Built in wardrobe. Door to Ensuite.

### Ensuite

Suite comprising low level WC, vanity wash hand basin and corner shower unit. Window to front.

### Bedroom Two

Window to rear. Built in wardrobe.

### Bedroom Three

Window to rear. Built in cupboard.

### Bathroom

Three piece suite comprising low level WC, wash hand basin and bath with shower over. Window to side.

## Outside

### Front

Pathway to front entrance door. Mature shrub borders.

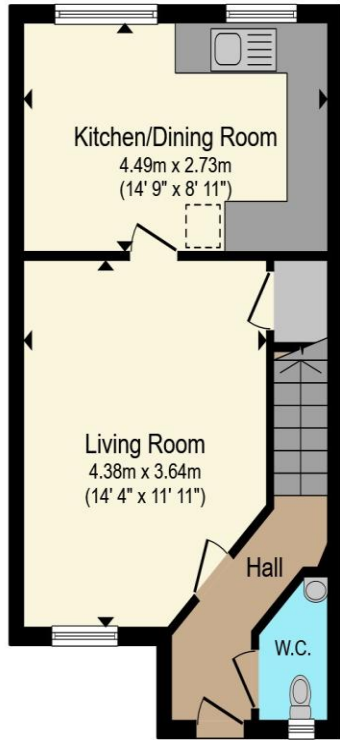
### Parking

Driveway adjacent to the property.

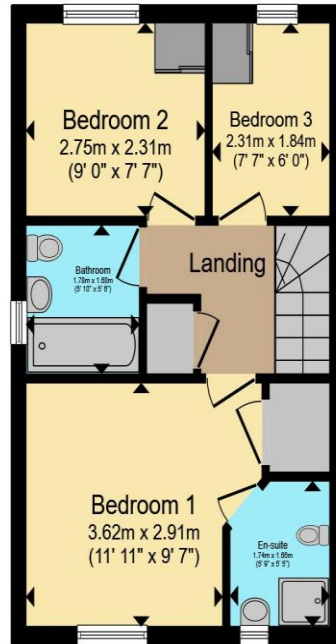
### Rear Garden

Fully enclosed. Patio area and remainder laid to lawn.





**Ground Floor**



**First Floor**

Total floor area 67.3 m<sup>2</sup> (724 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



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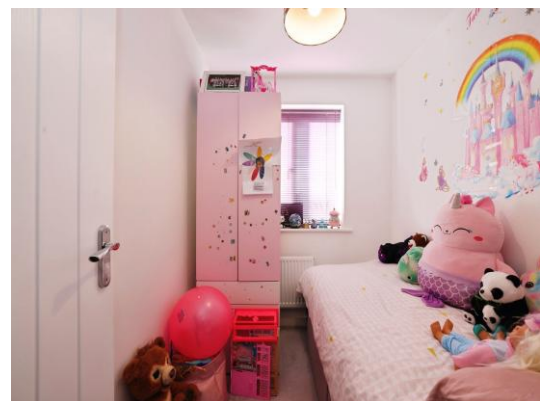
59 Market Place  
 CHIPPENHAM SN15 3HL

Property Ref: CHM306157 - 0006

Tenure:Freehold EPC Rating: B

Council Tax Band: C

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