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15 Doveys Terrace, Kington Langley
Chippenham

GOODMAN WARREN BECK

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Offers Over £450,000

A stunning four bedroom semi detached house set on a generous corner plot within this most sought after village. The property has been extended and much improved throughout and now offers spacious and flexible accommodation.
The ground floor comprises a reception hall, large open plan sitting/dining room with French doors to the garden and an attractive stone fireplace, there is a high quality refitted kitchen/breakfast room with large central island, travertine stone worktops and an array of integrated appliances complemented by a guest cloakroom and useful storage area.
The first floor boasts a dual aspect master bedroom with en-suite shower, walk-in wardrobe and double doors opening into a balcony enjoying views over the garden. There are then two further double bedrooms, fourth bedroom and a quality refitted bathroom with freestanding roll top bath.
The lovely mature gardens surround the property to three sides and enjoy a great degree of privacy and offers lots of area for entertaining and relaxing. There is an oversized garage with electric up and over door and a block paved driveway providing off road parking. There is also a lovely log cabin in the garden which offers a great space for entertaining, hobby space or home office.

Situation
Kington Langley is a popular village on the northern side of Chippenham with local amenities include a primary school, church and village hall, whilst Chippenham has a wide range of amenities to include High Street retailers plus supermarkets and retail parks. In addition, there is a leisure centre with indoor swimming pool, library, cinema and public parks. The town also benefits from excellent schooling with numerous primary and three highly sought after secondary schools. For those looking to commute there is a main line rail service from Chippenham station to London (Paddington) and the West Country and the M4 motorway is accessed via Junction 17.

Accommodation Comprising:
Wooden stable door to:

Reception Hall
Double glazed window to rear. Radiator with decorative cover. Oak flooring. Stairs to first floor. Obscure glazed door to:

Sitting/Dining Room
Double glazed window and French doors to front. Feature stone fireplace. Storage cupboard. Oak flooring. Radiator. Radiator with decorative cover. Alcove with shelving and cupboards.

Kitchen/Breakfast Room
Double glazed window to rear. Oak flooring. Range of drawer and cupboard base units with matching wall mounted cupboards with under unit lighting. Travertine worksurfaces with splashbacks and inset stainless steel sink unit with pull out Franke chrome mixer tap and incinerator. Built-in eye level Smeg oven and Gaggenau microwave. Built-in stainless steel Gaggenau gas hob with extractor over. Integrated Miele fridge freezer. Central island with Travertine worksurfaces and integrated Miele dishwasher. Space and plumbing for automatic washing machine. Space and plumbing for automatic washing machine. Double glazed door to side. Radiator. Oak flooring. Storage cupboard.

Cloakroom
Obscure double glazed window to rear. Radiator. Vanity wash basin with with tiling to principal areas with cupboard under. Close coupled WC with concealed cistern. Extractor. Oak flooring.

First Floor Landing
Access to roof space. Light tunnel. Doors to:

Master Bedroom
Two double glazed windows to rear. Double glazed French doors to Balcony. Solid wood floor. Radiator. Four wall light points. Walk-in wardrobe with hanging rail and shelving. Door to:

En-Suite Shower Room
Skylight. Chrome ladder radiator. Walk-in fully tiled shower area. Vanity wash basin with chrome mixer tap and cupboard under. Close coupled WC with concealed cistern. Tiling to principal areas. Skylight. Extractor. Light.

Bedroom Two
Double glazed window to front. Radiator. Built-in double wardrobe, cupboards and shelving.

Bedroom Three
Double glazed window to front. Radiator. Cupboard housing boiler.

Bedroom Four
Double glazed window to rear. Radiator. Storage cupboard.

Bathroom
Skylight. Contemporary old school style radiator. Freestanding roll top bath with mixer tap and shower attachment. Counter top style vanity wash basin with drawer unit under. Close coupled WC with concealed cistern. Wainscoting.

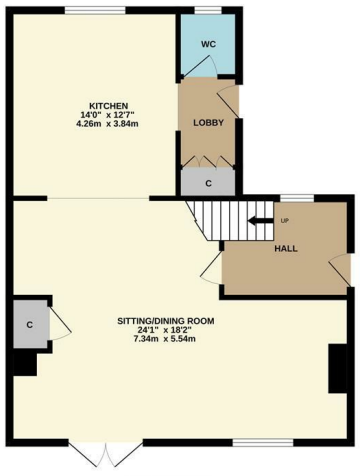
Outside

Gardens
A paved terrace provides an ideal space for outdoor entertaining and leads onto a well-maintained lawn, with additional sheltered seating areas offering year-round enjoyment. The garden is further enhanced by raised flower beds and mature trees to the boundaries, and is fully enclosed by timber fencing with gated side access.

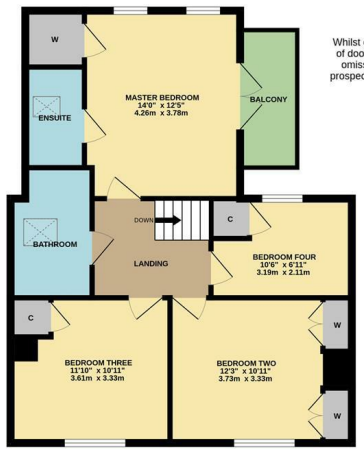
Garage & Parking
Electric garage door. Power and light. Eaves storage. Double doors to rear. Block paved driveway to front providing off road parking.

Log Cabin
To the rear, a substantial timber garden lodge offers highly versatile accommodation, suitable for use as a home office, studio, hobbies room or summer house. It comprises of a sitting room with wood burning stove, bedroom, store room and a wooden ladder to a mezzanine bedroom area.

Directions
Proceed out of Chippenham on the Langley Road/B4069 Swindon Road. Turn left into the village and on to Lower Common. Take the second turning on the right into Day's Lane and Doveys Terrace is then the second turning on the right. The property will then be found on the left hand side.



GROUND FLOOR
691 sq.ft. (64.2 sq.m.) approx.



FIRST FLOOR
677 sq.ft. (62.8 sq.m.) approx.

TOTAL FLOOR AREA : 1784 sq.ft. (165.7 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.
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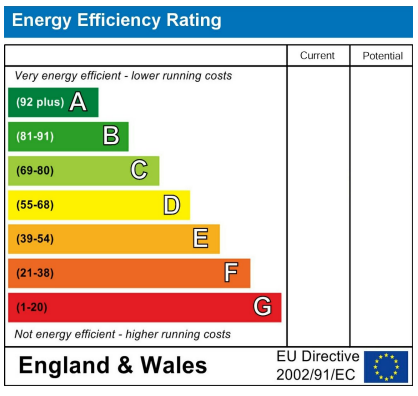
OUTBUILDINGS
416 sq.ft. (38.6 sq.m.) approx.

ENERGY PERFORMANCE GRAPHS



Council Tax Band: A

Tenure: Freehold

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