

Victory Row, Royal Wootton Bassett, SN4 7BE

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PROPERTY SALES & LETTINGS



- No Chain
- Far Reaching Countryside Views
- Kitchen/Diner
- First Floor Bathroom
- Gas Radiator Central Heating
- Three Bedroom House
- Short Walk To High Street
- Wood Burning Stove
- Sash Windows

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11 Victory Row
Royal Wootton Bassett, SN4 7BE

£265,000

Offered for sale with no onward chain, this three bedroom terraced cottage is situated along the charming pedestrianised Victory Row, on the fringes of Royal Wootton Bassett, conveniently positioned within a short walk of the High Street and its many shops and amenities, whilst enjoying the added benefit of far reaching countryside views to the rear.

The accommodation comprises a front entrance porch leading into an inner hallway with stairs to the first floor and access into the living room, featuring a wood burning stove and an open archway through to the kitchen/dining room. A rear porch provides access out to the garden.

To the first floor are three bedrooms and a family bathroom, with bedroom two positioned to the rear and enjoying attractive views across the surrounding countryside.

Outside, the property enjoys an elevated position with a rear patio and terrace providing a pleasant seating area immediately adjoining the cottage. From here, approximately 20 steps descend to a lower garden area with established planting and further outdoor space, all enjoying a delightful outlook across the surrounding countryside.

Victory Row is a pedestrianised setting and, whilst the property does not have allocated parking, permit parking is available nearby.

An appealing opportunity for those seeking a character cottage within easy reach of the town centre, yet with countryside views to enjoy. Available to view now, contact Alan Hawkins Property Sales on 01793 840222 to arrange an appointment.



Viewings

By appointment through Alan Hawkins Property Sales. Tel: 01793 840 222

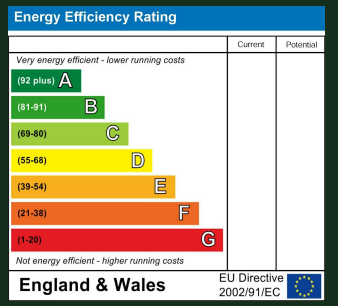
Council Tax: Wiltshire Council

Tax Band C For information on tax banding and rates, please call Wiltshire Council

Tenure

Freehold

Internet Speeds Up to 1.6 Gbps (Sky)
Gas: Mains
Electric: Mains
Water + Waste: Mains
"A £50 AML administration fee applies to all successful purchasers."



Energy Efficiency Rating (England & Wales)















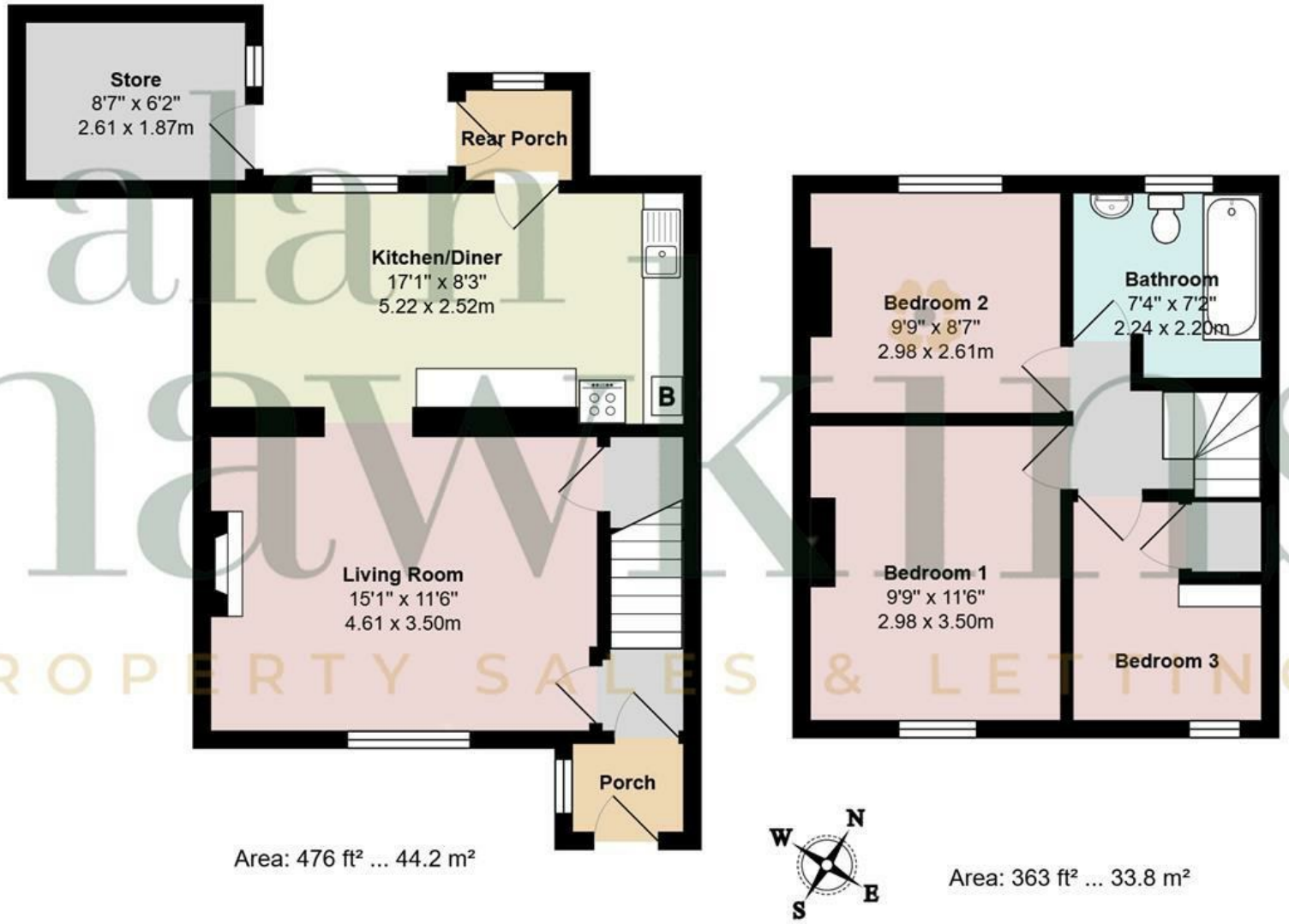



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Area: 476 ft² ... 44.2 m²

Area: 363 ft² ... 33.8 m²

Total Area: 839 ft² ... 77.9 m²

Disclaimer:
These floor plans are provided for guidance only and are not to scale.
All dimensions, layouts, and details shown are approximate and should not be relied upon as statements of fact.
Prospective purchasers or tenants should satisfy themselves by inspection or independent verification.
Fixtures, fittings, furniture, and appliances shown are indicative only and may not be included in the sale or letting.
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