



35 Beanacre Road

Melksham, SN12 8FB

Guide Price £250,000

Blueleaf Property are delighted to offer this four bedroom terraced town house situated on the Chippenham side of Melksham.

The accommodation is arranged over three floors as follows. On the ground floor is the entrance hall, cloakroom, kitchen dining room with patio doors onto the rear garden and under stairs storage cupboard and office/bedroom four.

On the first floor is bedroom three, family bathroom, airing cupboard and the lounge.

On the second floor is bedrooms one and two and a Jack and Jill en-suite (accessible by both bedrooms)

The property further benefits from an enclosed rear garden with gated access, patio and lawn, allocated parking for one car, a single garage, gas central heating and upvc double glazing throughout.

All measurements are approx;
 Kitchen Dining Room: 4.80m x 3.54m
 Lounge: 4.80m x 2.81m
 Bedroom One: 4.80m x 3.47m (max)
 Bedroom Two: 4.80m x 2.81m
 Bedroom Three: 2.81m x 2.56m
 Bedroom Four: 2.81m x 2.79m

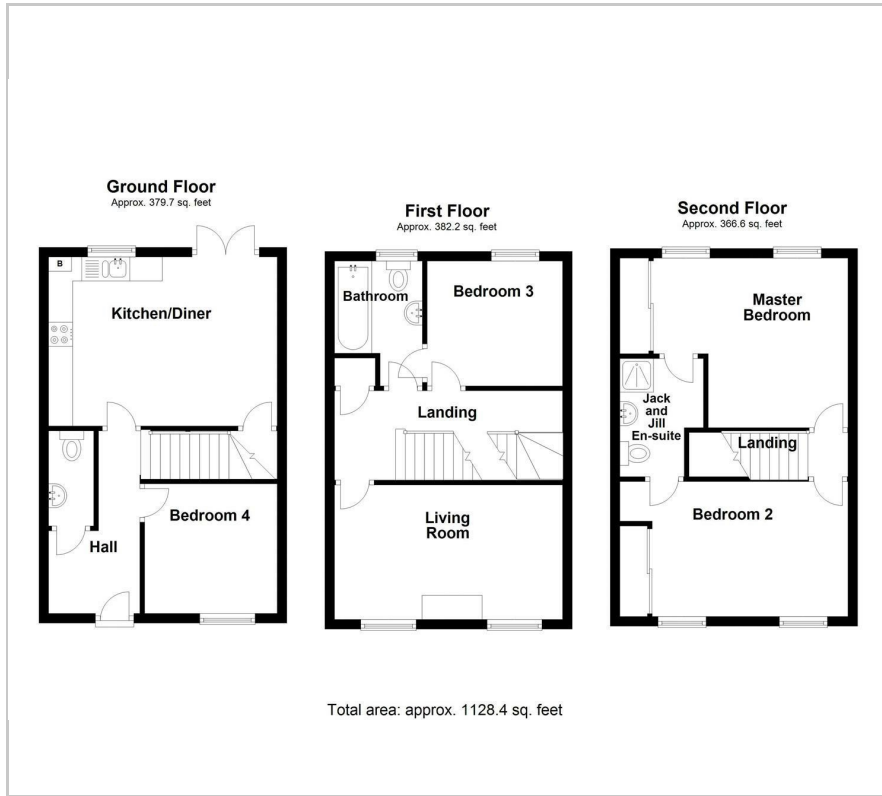
- Four bedroom town house
- Kitchen Dining Room
- Allocated parking
- Enclosed rear garden
- Gas central heating
- Upvc double glazing
- No chain

Viewing

Please contact our Blueleaf Property Office on 01225 839050 if you wish to arrange a viewing appointment for this property or require further information.



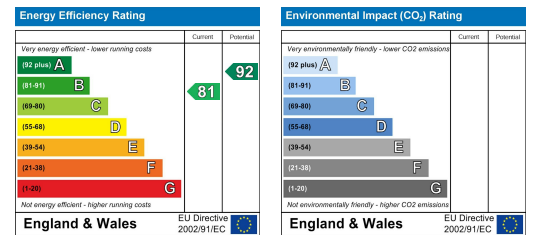
Floor Plan



Area Map



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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