



📍 18 Gleneagles Close, Monkton Park, Chippenham, Wiltshire, SN15 3XL

🔗 Offers In Excess Of £550,000

A stylish and immaculately presented four double bedroom, detached family home, pleasantly situated on the ever-popular Monkton Park development, and offering spacious and flexible accommodation, a south easterly facing mature garden, double garage and driveway parking.

- Stylish Detached Family Home
- Much Improved & Beautifully Presented
- Four Double Bedrooms & Two En-Suites
- Bay-Fronted Sitting Room with Wood Burner
- Modern 26ft Kitchen / Diner
- Large Conservatory with Underfloor Heating
- Mature South Easterly Facing Garden
- Double Garage & Off-Road Driveway Parking
- Desirable Cul-De-Sac Location on Monkton Park Development
- Close to Countryside Walks, Railway Station & Town Centre

🏡 Freehold

🏠 EPC Rating C



A stylish and immaculately presented four-bedroom detached family home, pleasantly situated in the ever-popular Monkton Park, offering excellent access to the bustling town centre, mainline railway station and outstanding primary and secondary schools.

The property has been tastefully decorated and updated by the current owners, with accommodation briefly comprising; entrance hallway, study, cloakroom, bay-fronted sitting room with wood burner, and double doors leading through to the modern 26ft kitchen / dining room, which further opens into a large and spacious conservatory with under floor heating, which provides fantastic living space for any family. There is also a separate utility room with side access.

To the first floor are three double bedrooms, with the largest benefitting from a modern, stylish en-suite, and he contemporary family bathroom with separate shower. What was once the fourth bedroom has now been cleverly converted / reconfigured in to a room with a staircase to the 17ft master bedroom, with field views and a delightful en-suite on the third floor.

There is a mature, fully enclosed South Easterly facing rear garden with private aspects and a double garage with ample off-road driveway parking.

Situation

The highly popular Monkton Park offers walking access to the town centre and all amenities, park, sports centre, junior school as well as most pleasant riverside walks and cycle ways. There is convenient pedestrian access to the mainline railway station (London Paddington - approx 75 minutes). The M4 motorway, the A4 and the A420 offer excellent motor commuting to the major centres of Bath, Bristol, Swindon & London. There is a good choice of private schooling and Chippenham also offers excellent secondary schools and primary schools, together with further education at Wiltshire College.

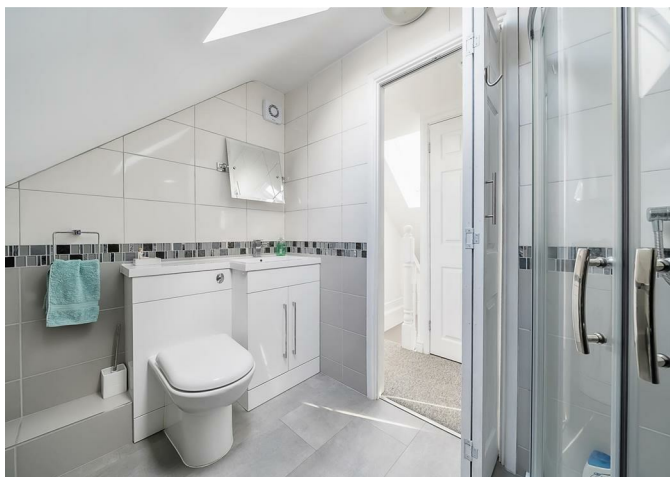
Property Information

Tenure: Freehold

Council Tax Band; F

EPC Rating: C

Services: Mains Gas, Electricity, Water and Drainage.



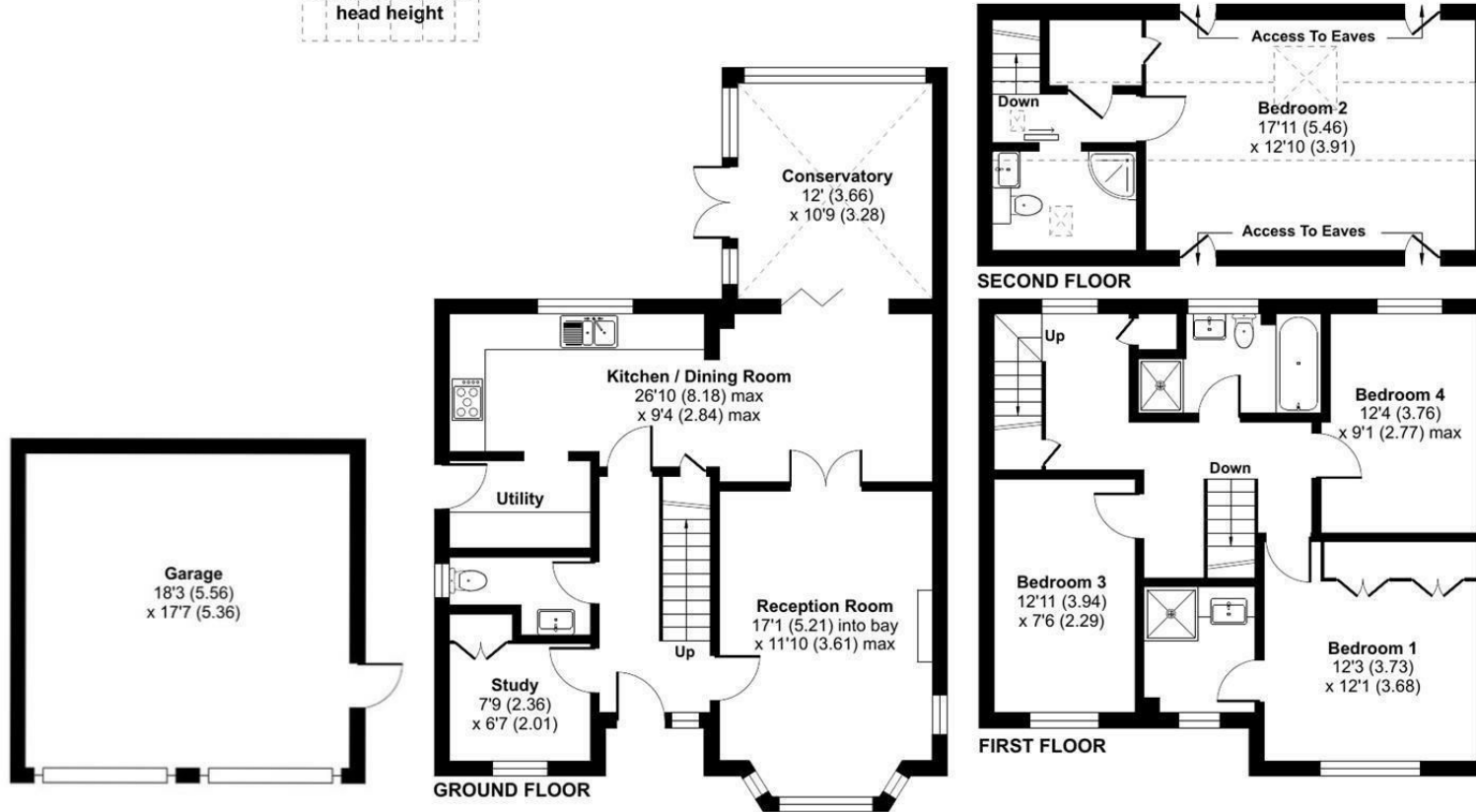
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Approximate Area = 1543 sq ft / 143.3 sq m
 Limited Use Area(s) = 228 sq ft / 21.1 sq m
 Garage = 321 sq ft / 29.8 sq m
 Total = 2092 sq ft / 194.2 sq m

For identification only - Not to scale



Denotes restricted head height



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nitchecom 2024. Produced for Strakers. REF: 1077729

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