



# 11 Pembroke Road

Melksham, SN12 7NA

**Guide Price £260,000**

Welcome to 11 Pembroke Road, Melksham. A well presented three bedroom semi detached home offering spacious rooms and parking for multiple vehicles.

The ground floor accommodation comprises entrance porch, entrance hall, lounge with patio doors leading on the garden, dining room and kitchen with access door leading onto the garden.

The first floor accommodation comprises landing, three bedrooms and family bathroom.

The property further benefits from gas central heating, double glazing, garden area with shed and driveway parking. Parking includes the tarmac driveway, the gravelled area to the front of the property that has been upgraded with gravel grids creating a stable parking area. The garden gates can also be opened offering further parking within the garden area if required.

All measurements are approx.

Entrance Porch: 2.45m x 0.70m

Entrance Hall: 2.03m x 3.99m

Dining Room: 3.86m x 3.99m

Kitchen Breakfast Room: 2.45m x 6.31m

Lounge: 3.02m x 6.02m

- Three bedroom semi detached house
- No onward chain
- Parking for multiple vehicles

## 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.



3



1

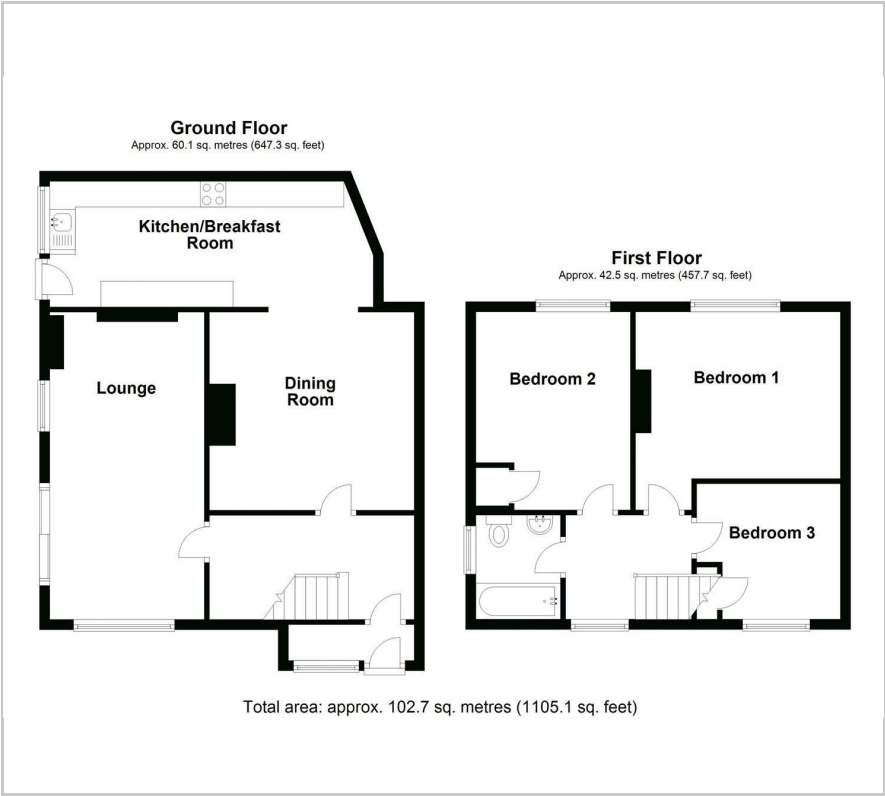


2



D

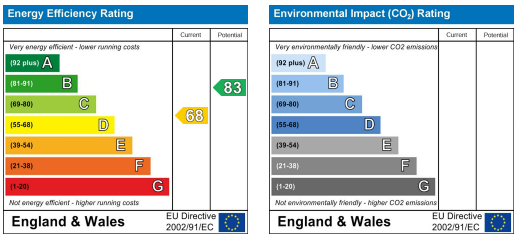
Floor Plan



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 firms employment has the authority to make or give any representation or warranty in respect of the property.