



Connells

Clarks Mill, Stallard Street
Trowbridge



Property Description

Set within the heart of Trowbridge town centre, this beautifully converted Grade II listed former mill seamlessly blends historic character with contemporary living. Expertly restored, the building retains its original architectural features-such as exposed brickwork, large heritage-style windows, and impressive timber beams-while offering the comfort and efficiency expected of a modern home.

This ground floor apartment forms part of this exclusive development, benefiting from secure entry, thoughtfully designed communal spaces, and an elegant finish throughout. Inside, the property enjoys generous natural light, high ceilings, and a stylish open-plan layout that maximises both space and usability.

Perfectly positioned for town-centre living, the property is only moments from a wide range of shops, cafés, restaurants, gyms and supermarkets. Trowbridge railway station is just a short stroll away, providing excellent links to Bath, Bristol, Salisbury and beyond-ideal for commuters and weekend explorers alike. Offering heritage charm, modern convenience and unbeatable access to local amenities, this property makes a superb home or investment opportunity.

Entrance

Door from communal area. Storage cupboards. Doors to Open Plan Lounge / Kitchen, Bedrooms & Bathroom.

Open Plan Lounge / Kitchen

Window to side aspect. Kitchen area comprising wall & base units with work surfaces over. Inset sink and drainer. Built in oven and inset hob with cooker hood over. Space for under counter appliances.

Area for seating with TV point.

Bedroom One

Dual aspect with windows to both front & side elevations.

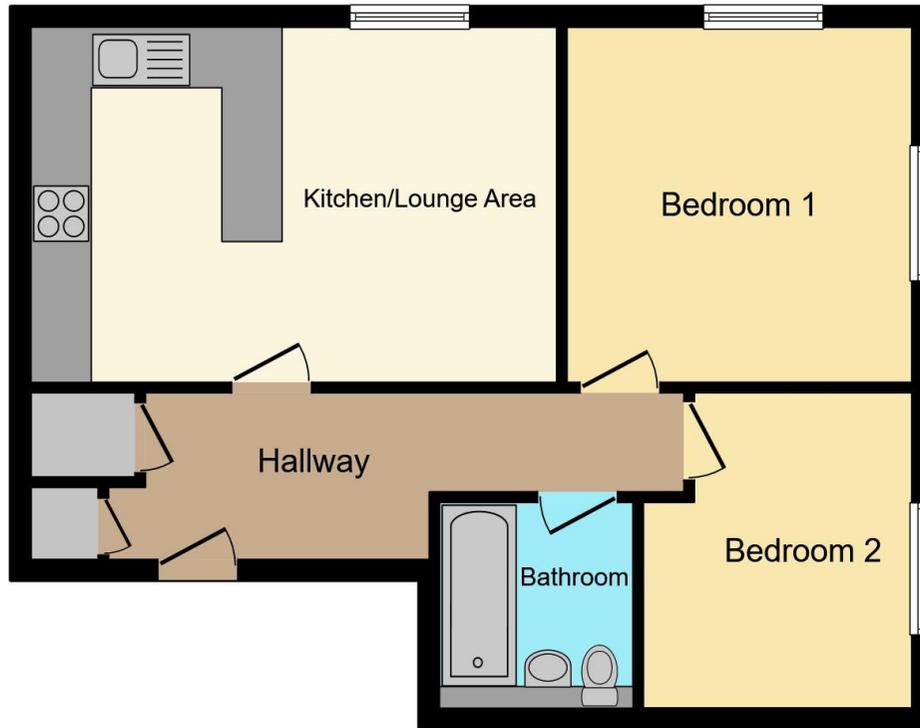
Bedroom Two

Window to front aspect.

Bathroom

Three piece suite comprising bath with shower & screen to side, wash hand basin with storage under & low level wc. Wall mounted illuminated mirror. Splashback tiling.





Total floor area 53.1 m² (572 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io



To view this property please contact Connells on

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11 Fore Street
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EPC Rating: B Council Tax Band: B

Service Charge: 1758.00

Ground Rent: Ask Agent

Tenure: Leasehold

view this property online connells.co.uk/Property/TWB307732

This is a Leasehold property with details as follows; Term of Lease 999 years from 16 Feb 2023. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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