



Somerset Crescent

Melksham SN12 7LX

- Three bedroom semi-detached
 - Driveway parking
- Bright conservatory space
 - Ideal for young families
 - Shop near end of street
- Generous garden
 - Kitchen/diner
- Utility room and WC
- Close to schools and parks

£220,000 Freehold



Hall

External door to side, window to front elevation, radiator, stairs to first floor with under stairs storage and doors to living room and kitchen/diner.

Kitchen/Diner

11'4" x 16'4"

Fitted with a matching range of base and eye level units with worktop space over, 1+1/2 bowl sink, fridge/freezer, space for washing machine, fitted oven and four ring gas hob, window to side and rear elevation, radiator and doors to living room and conservatory.

Living Room

15'5" x 10'3"

Window to front elevation and radiator.



Conservatory

8'9" x 14'11"

External door to side, windows to rear and side elevation, patio doors to garden and doors to WC and utility.

WC

Fitted with a two piece suite comprising wash hand basin and WC with heated towel rail.

Utility

7'6" x 7'0"

Window to side elevation with space for tumble dryer and fridge/freezer.

Landing

Window to side elevation with doors to bedrooms and bathroom.

Bedroom One

12'10" x 10'0"

Window to rear elevation, fitted wardrobes and radiator.

Bedroom Two

10'1" x 6'4"

Window to front elevation and radiator.

Bedroom Three

7'2" x 9'7"

Window to front elevation and radiator.

Bathroom

6'4" x 5'11"

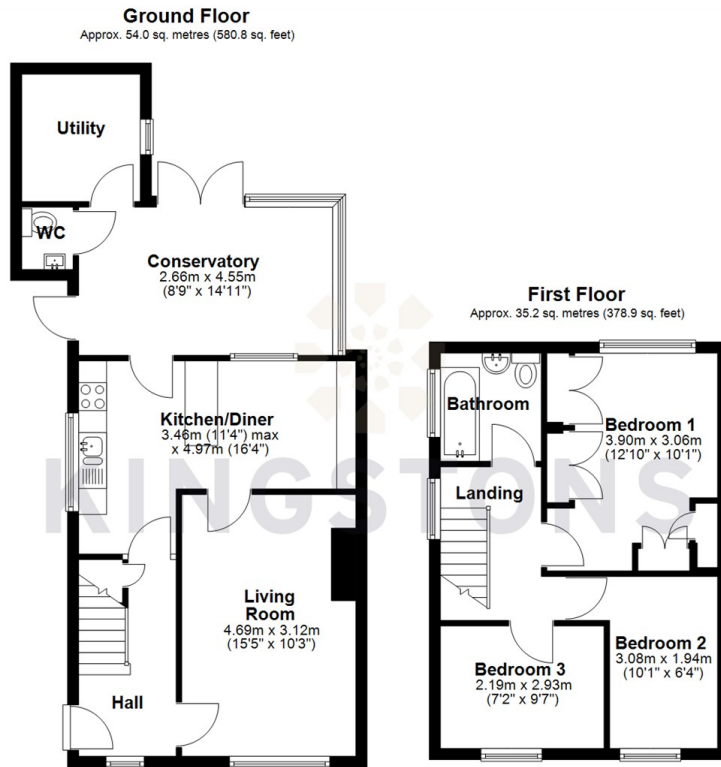
Fitted with three piece suite with comprising bath with shower over, wash hand basin and WC, window to side elevation and heated towel rail.

Outside

Enclosed rear garden with side access.



Local Authority **Wiltshire**
Council Tax Band **B**
EPC Rating **D**



Total area: approx. 89.2 sq. metres (959.7 sq. feet)




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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.