GOODMAN WARREN BECK

31 Coniston Road
Chippenham





















www.goodmanwb.co.uk

rightmove.co.uk
The UK's number one property website

31 Coniston Road, Chippenham, SN14 0PX

GOODMAN WARREN BECK

64 Market Place
Chippenham, Wiltshire SN15 3HG
Tel 01249 444449 | Fax 01249 448989
Email info@goodmanwb.co.uk

NO ONWARD CHAIN. An attractive four bedroom detached family home in the popular Queens Crescent area of Chippenham. Conveniently located within easy reach of the town centre, railway station and local schools. Presented in good order throughout, this property offers well proportioned living accommodation set in a quiet cul-de-sac. The ground floor accommodation offers a reception hall with cloakroom, sitting room leading through to a separate dining room with patio doors to the garden, refitted kitchen and additional kitchen/utility area. The first floor has four bedrooms and a bathroom. Other benefits include double glazing and gas central heating. Integral garage with off road parking.

£435,000

Situation
The property is pleasantly tucked away in a quiet cul-de-sac within the popular mature Queens Crescent area on the western side of the town. The property is situated within walking distance of local schools, shops and superstores. The town centre is easily accessible with its numerous amenities and mainline rail station. M4 J.17 is c.4 miles.

Accommodation Comprising:
Composite entrance door to:

Reception Hall
Stairs to first floor with cupboard under. Radiator. Doors to

Cloakroom
Obscure double glazed window to front. Handwash basin with cupboard under. Close coupled WC. Radiator.

Sitting Room
Double glazed window to front. Radiator. Large opening into

Dining Room
Double glazed patio doors to garden. Radiator.

Refitted Kitchen
Double glazed window to rear. Range of drawer and cupboard base units with matching wall mounted cupboards. Worksurfaces with matching upstands and coloured splashback. One and a half bowl sink unit with chrome mixer tap. Freestanding electric oven with stainless extractor over. Space for Dishwasher and Fridge/freezer. Pantry style cupboard.

Utility
Double glazed door and window to rear. Range of drawer and cupboard base units with matching wall mounted cupboards. Worksurfaces with matching upstands and coloured splashback. Wall mounted gas boiler. Space for washing machine. Radiator. Door to garage.

First Floor Landing
Access to loft space. Cupboard housing hot water cylinder. Doors to.

Bedroom One
Double glazed window to front. Built in Wardrobe. Radiator.

Bedroom Two
Double glazed window to rear. Built in wardrobe. Radiator.

Bedroom Three
Double glazed window to front. Radiator.

Bedroom Four
Double glazed window to front. Radiator.

Bathroom
Obscure double glazed window to rear. Panelled bath with chrome mixer tap and shower attachment. Glass shower screen. Closed coupled WC. Vanity wash basin with chrome taps.

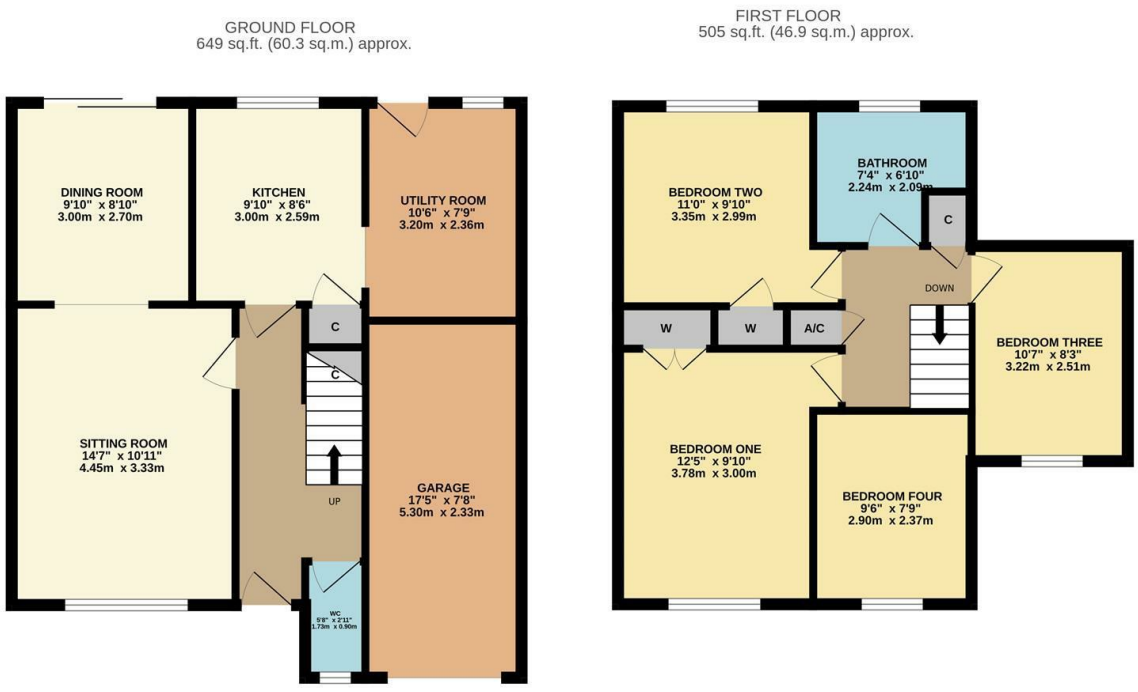
Outside

Front Garden
Driveway offering off road parking. Gravelled area with scrubs.

Garage
Up and over door. Power and light.

Rear Garden
Fully enclosed garden laid mainly to lawn. Indian sandstone patio. Side access. Shed.

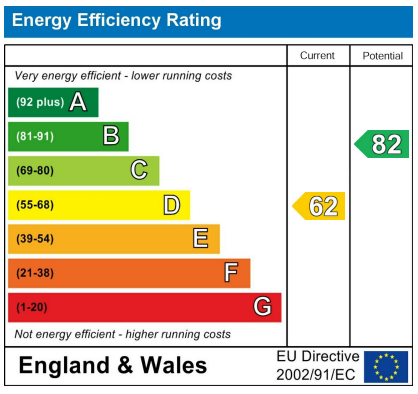
Directions
Take the Bath Road from the town. At the roundabout by the Pheasant Pub turn right into Hungerdown Lane. Take the next left at the traffic lights into Queens Crescent. Take the third turning on the left into Coniston Road.



TOTAL FLOOR AREA : 1154 sq.ft. (107.2 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix ©2026

ENERGY PERFORMANCE GRAPHS



Council Tax Band: D

Tenure: Freehold

DISCLAIMER: 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 to this property. We have not carried out a detailed survey not tested the services, appliances and specific fittings. All measurements and distances are approximate only. Room sizes should not be relied upon for carpets and furnishings. References to the tenure of the property are based on information supplied by the seller. The agent has not had sight of the title documents. A buyer is advised to obtain verification from their solicitor. Your home is at risk if you do not keep up repayments on a mortgage or other load secured on it. Floor plans (not to scale, for illustrative purposes only)