



📍 11 Oldbury Prior, Calne, SN11 0AF

💷 £310,000

A beautifully presented, and stylishly arranged, four double bedroom, two bathroom, modern terraced town house, benefitting from low-maintenance rear garden, and two allocated parking spaces; superbly positioned within a small development neighbouring Holy Trinity Church on the popular south side of Calne.

- Modern Town House
 - Four Double Bedrooms
 - Significantly Improved, Beautifully-Presented Accommodation
 - Stylish & Practical Kitchen / Breakfast Room
 - Light & Airy Sitting Room with Bi-Folding Doors
 - Stunning, Contemporary Family Bathroom with Separate Shower
 - Additional Shower Room
 - Low-Maintenance Rear Garden Bordering Neighbouring Church
 - Two Allocated Parking Spaces
 - Quiet Cul-De-Sac, Popular South Side of Calne
- 🏡 Freehold

🏠 EPC Rating C



A beautifully-presented modern town house, which forms part of a small development neighbouring Holy Trinity Church on the south side of Calne, offering spacious and versatile living arrangements, perfect for modern family life. The property has undergone many fantastic improvements by the current owner, and is ready made for the next lucky buyer.

The accommodation is arranged over three floors, and briefly comprises; modern fitted kitchen / breakfast room with breakfast bar, sitting room with bi-folding doors opening onto the rear garden, four good sized double bedrooms (two on each level), the stunning family bathroom with stand-alone bathtub and separate shower, on the first floor, and an additional shower room, on the second floor.

Externally there is a pretty, easily maintained garden to the rear, backing onto the neighbouring Holy Trinity Church; with two allocated parking spaces and a communal garden to the front.

Further benefits include newly appointed windows within the last 5 years.

Situation

Calne provides a comprehensive range of amenities including a choice of shops and supermarkets, public library, churches and schooling for all age groups. Calne is an expanding north Wiltshire town within easy travelling distance of nearby larger centres which include Chippenham (6 miles) and Swindon (18 miles). Junctions 16 and 17 of the M4 Motorway are both easily accessible from the town, whilst a mainline railway station at Chippenham provides regular services to London Paddington. For those with recreational interests there are golf courses at North Wilts and Bowood, riding at Hampsley Hollow and fishing and walks at Blackland Lakes. There are also the archaeological sites of Avebury Stone Circle, Kennet Long Barrow and Silbury Hill within easy travelling distance.

Property Information

Tenure: Freehold

Council Tax Band: C

EPC Rating: C

Mains Gas, Electricity, Water & Drainage

Gas Central Heating

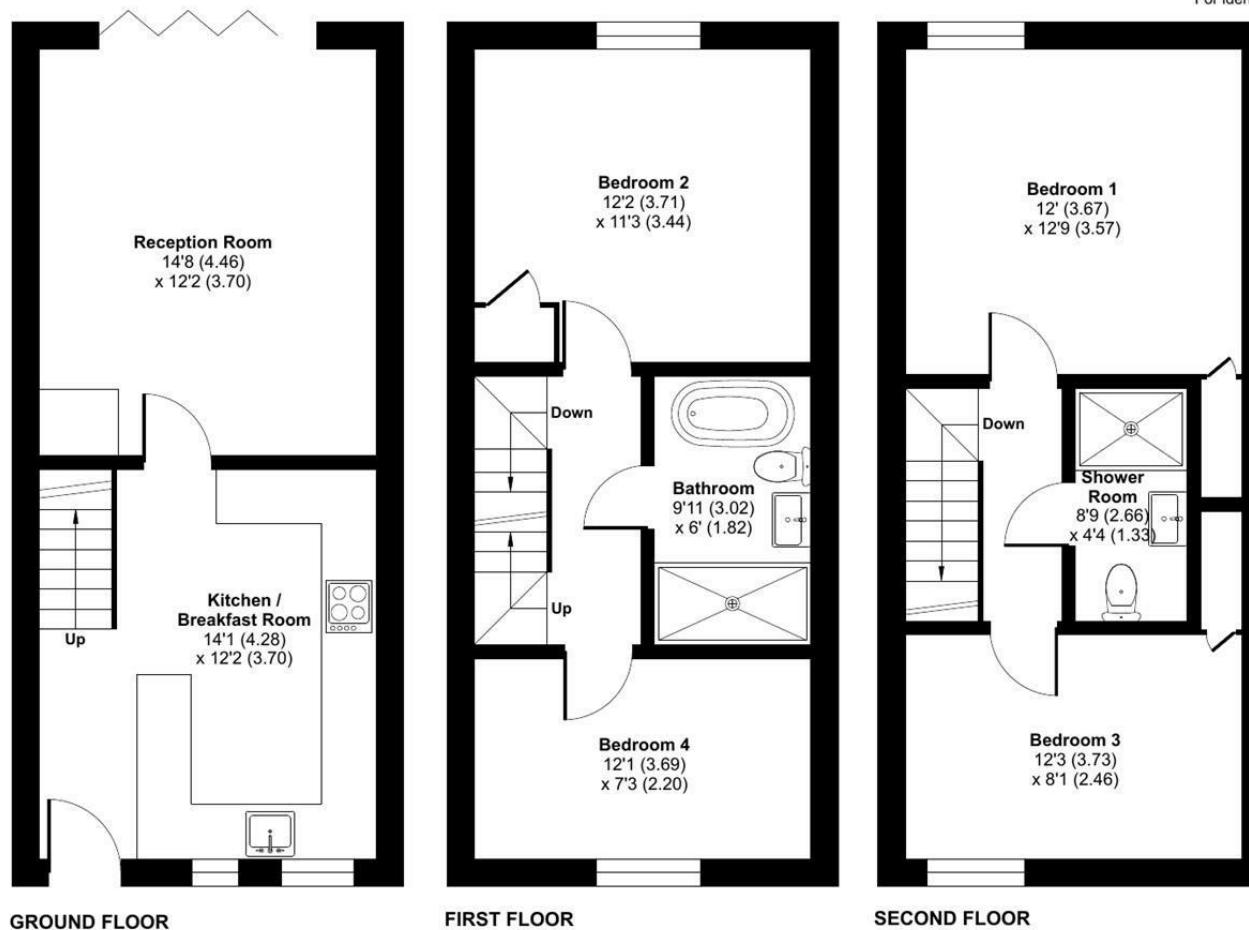
Communal Estate Charge: £20pcm



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Approximate Area = 1062 sq ft / 98.6 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nitchecom 2026. Produced for Strakers. REF: 1446124

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