



📍 4 Penny Lane, Chippenham, Wiltshire, SN15 3SS

🔗 £1,100 Per Month

- Popular Residential Development
- Quiet Cul-De-Sac
- Mid-Terrace
- Two Bedrooms
- Enclosed Rear Garden
- Walking Distance of Local Amenities
- Allocated Parking
- Newly Redecorated, Fresh carpets & new Kitchen
- Available Now



🏠 EPC Rating D



\*\*\*Please be aware that due to volume of enquiries we are unable to take any more viewings at this property currently\*\*\*

A two bedroom, mid-terrace house with a low maintenance enclosed rear garden and two allocated parking spaces, situated on the popular "Pewsham" residential development, within walking distance of local amenities.

The property has been newly redecorated, features brand-new carpets throughout, and boasts a modern, newly fitted kitchen.

The property offers accommodation over two floors comprising; entrance with storage cupboard, a nice sized sitting room leading through to a spacious kitchen/diner with access to the rear garden.

To the first floor, there are two bedrooms and a bathroom with shower over. The principal bedroom enjoys a fitted wardrobe whilst bedroom two has some fitted wall storage units.

Externally, the rear garden is laid to patio with storage shed and rear access. The parking is allocated a short walk from the property but can also be accessed from the rear garden.

Available now, £1100pcm, unfurnished.

#### **Situation**

The Pewsham development is to the South East of Chippenham town centre. Pewsham itself has an excellent range of local amenities to include shopping parade with take away and convenience store plus a chemist. In addition there is a surgery, public house, primary school and secondary school. The town centre of Chippenham offers a range of amenities to include High Street retailers and in addition there are supermarkets and retail parks within the town. There are a wide range of primary schools and secondary schools plus there is a regular main line rail service from Chippenham to London(Paddington) and the west country. The M4 motorway is accessible via Junction 17 to the north of the town and offers access to the regional centres of Bristol, Bath and Swindon.

#### **Property Information**

Council Tax Band; B

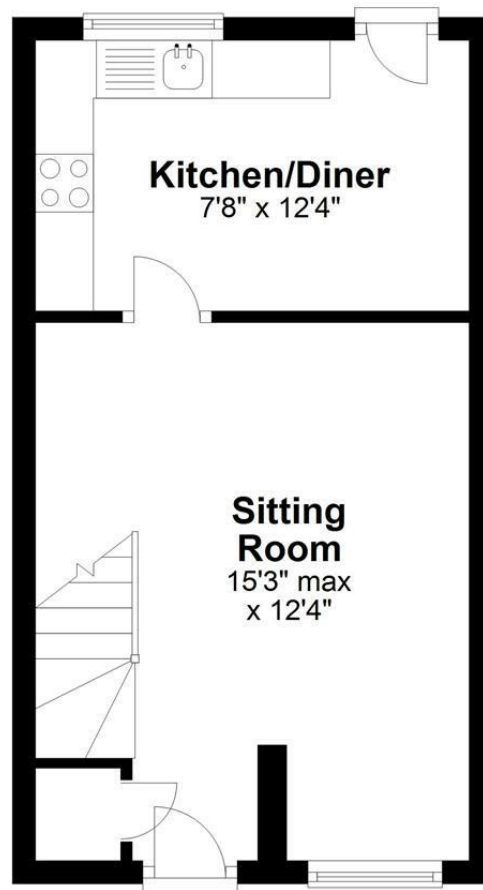
EPC Rating; D

Gas Fired Central Heating



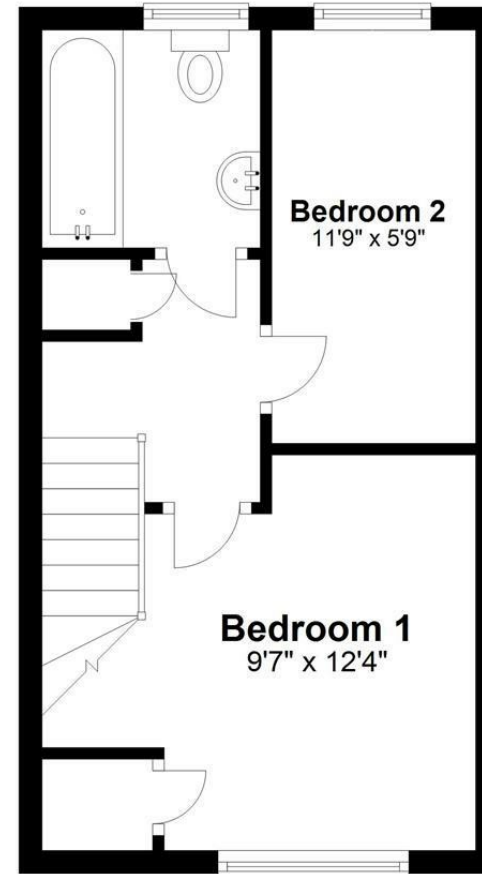
## Ground Floor

Approx. 286.1 sq. feet



## First Floor

Approx. 286.1 sq. feet



Total area: approx. 572.2 sq. feet

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 of the property. All measurements and distances are approximate only. Your home is at risk if you do not keep up repayments on a mortgage or other loan secured on it.