





Mint Grove

Melksham SN12 6YN

- No onward chain
- Two generous bedrooms
- Driveway parking
- Schools nearby
- End of terrace
- Integrated kitchen appliances
- Enclosed rear garden
- Close to amenities



£240,000 Freehold







Hall
Radiator, doors to kitchen, living room and w/c, stairs leading to first floor.

Kitchen
10'1" x 5'10"
Fitted with a matching range of base and eye level units with worktop space over, stainless steel sink, integrated fridge/freezer, dishwasher and washing machine, window to front elevation.

Living Room
15'1" x 12'10"
Two windows to rear elevation with double doors leading out to enclosed rear garden, storage cupboard, two radiators.

WC
Window to front elevation, radiator.

Bedroom One
8'5" x 12'10"
Two windows to rear elevation, radiator.

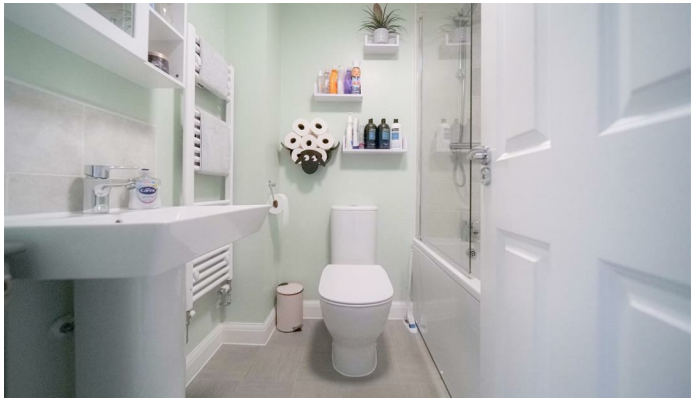
Bedroom Two
8'5" x 12'11"
Two windows to front elevation, storage cupboard, radiator.

Bathroom
6'2" x 5'7"
Fitted with three piece suite with comprising, bath with shower over and with glass screen, wash hand basin and WC, heated towel rail.

Landing
Doors to bedrooms and bathroom.

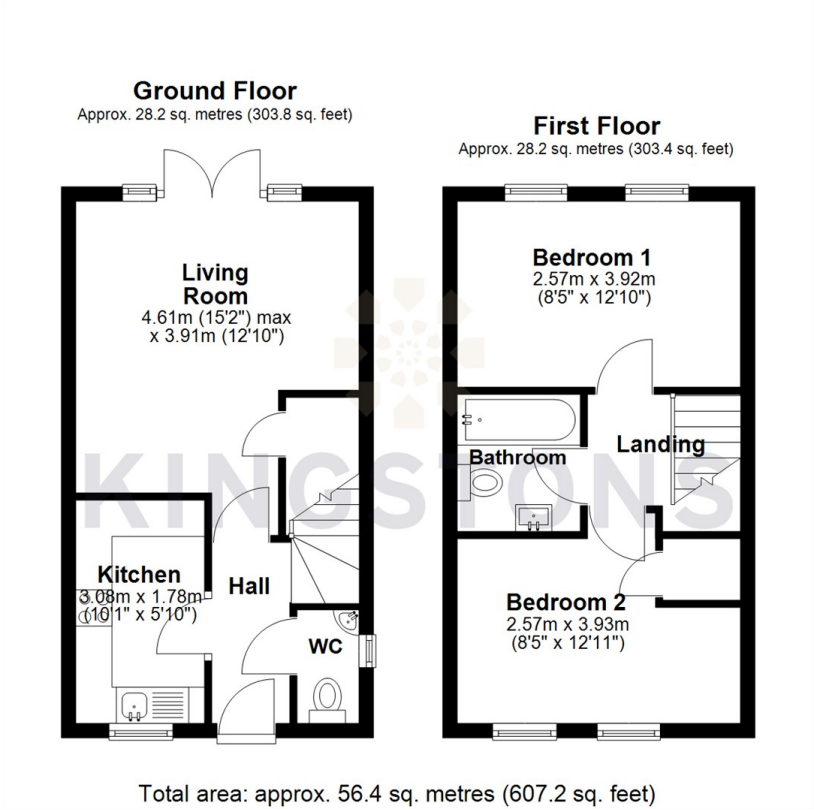
Outside
Driveway parking to the side of the property, enclosed rear garden with access gate.







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



Total area: approx. 56.4 sq. metres (607.2 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.