



18 Lapwing Road , Melksham, SN12 7FJ

Lock and Key independent are pleased to offer this attractive three bedroom semi detached property situated in a favoured eastern side of town. Based on two floors the accommodation comprises, an entrance hall, cloakroom, fitted kitchen and light & airy living room with under stairs storage cupboard and patio doors onto the rear garden. On the first floor there are three bedrooms, an en-suite and a family bathroom.

The property further benefits from gas heating (combination boiler) and double glazing. Externally there is an enclosed rear garden with gated access, garage and parking. Viewing is strongly recommended. No Chain.

Offers In Excess Of £260,000

18 Lapwing Road

, Melksham, SN12 7FJ



- Attractive, Semi Detached & No Chain
- Light & Airy Living Room & Store
- Enclosed Rear Garden
- Ideal First Time Purchase
- Three Bedrooms
- En-Suite & Family Bathroom
- Side Access, Drive Parking & Garage
- Ent Hall, Cloakroom, Fitted Kitchen
- Double Glazing & Gas Heating
- Convenient To Green Spaces & Highly Regarded School

Situation



Directions

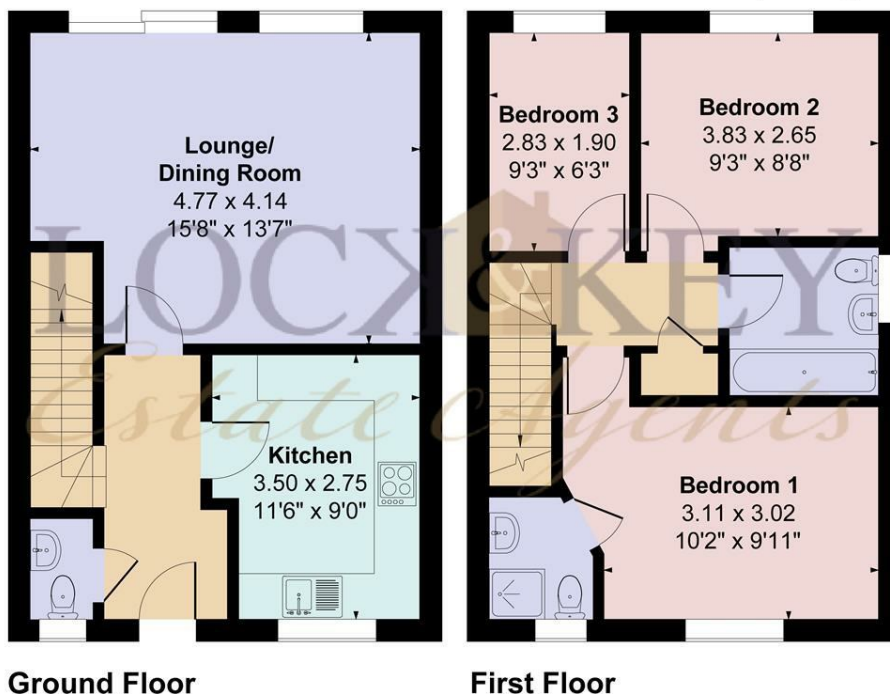


Floor Plan

Lapwing Road Melksham SN12 7FJ

Approximate Gross Internal Area

Main House = 80 sq m (857 sq ft)



© Meyer Energy 2026. Drawn to RICS guidelines. Not drawn to scale.
 Plan is for illustration purposes only. All features, door openings, and window locations are approximate.
 All measurements and areas are approximate and should not be relied on as a statement of fact.

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.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			92
(81-91) B		80	
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	