



## 47 Bowmans Court , Melksham, SN12 7FE

Lock and Key independent estate agents are pleased to offer this attractive three bed end terrace townhouse situated in a favoured cul-de-sac going out on the Lacock side of town. The accommodation is arranged over three floors and comprises with an entrance hall, cloakroom, living room, and fitted kitchen / breakfast room on the ground floor, There are two bedrooms and a family bathroom on the first floor and a decent size main bedroom three with eaves storage on the second floor. To the exterior there is ample driveway parking to the front and an enclosed garden with gated access to the rear leading to the garage. Further benefits include gas heating and double glazing. An internal viewing is highly recommended. Ideal First Time Purchase or trading down.

**£240,000**

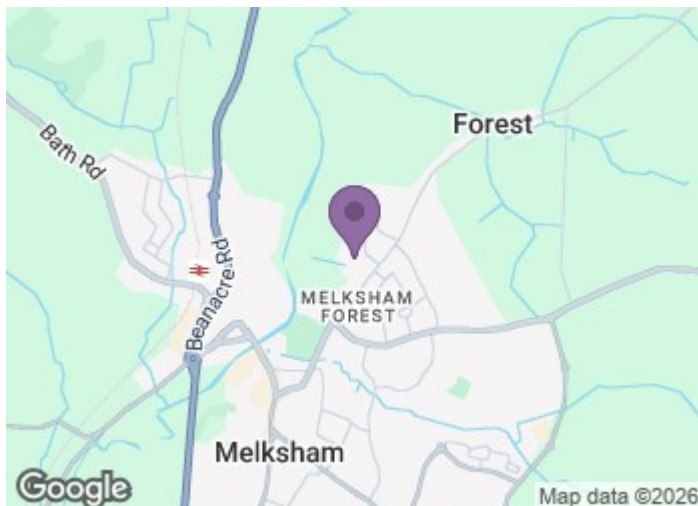
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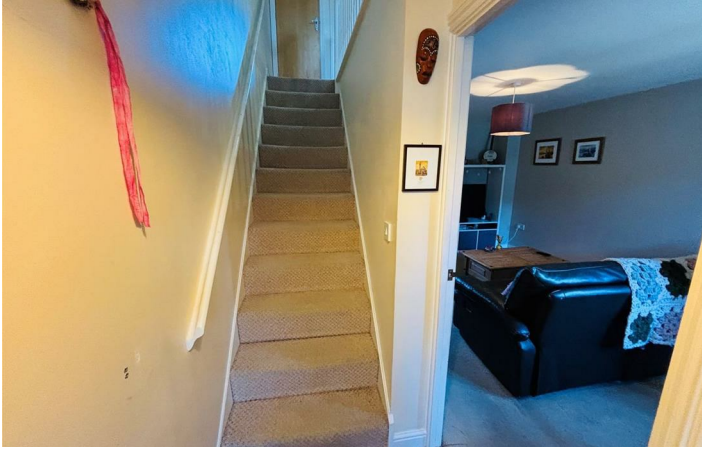


- Attractive End Terrace
- Living Room & Kitchen / Breakfast Room
- Ample Parking & Garage
- Amenities & Convenient To Town
- Three Bed Townhouse
- Family Bathroom
- Open Green Spaces Closeby & Walks
- Entrance Hall, Cloakroom
- Double Glazing & Gas Heating
- Ideal First time Purchase

## Situation



## Directions



## Floor Plan

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Approximate Gross Internal Area

Main House = 76 sq m (815 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			
(81-91) B			86
(69-80) C		70	
(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	