

43 Sheldon Road, Chippenham, SN14 0BP

GOODMAN WARREN BECK

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£310,000

An extended and spacious three bedroom semi detached house set on a generous corner plot and offering a wealth of potential plot with two garages and off road parking. The accommodation offers a good size sitting room, separate dining room, conservatory, kitchen/breakfast room, rear porch with downstairs cloakroom, three bedrooms on the first floor with a bathroom and separate WC. Other benefits include double glazing and gas central heating. To the front is lawned garden and driveway leading to an attached garage. There is then a further area of side garden with additional driveway leading to a second detached garage. To the rear is a further area of garden with patio area and lawn with shrub borders.

Situation

The property is conveniently situated within walking distance of the mainline rail station (London Paddington c.1 hour) and town centre with its numerous amenities, picturesque John Cole's Park is also within easy walking distance. Schools including two quality senior schools and junction 17 of the M4 motorway are also within easy reach.

Accommodation Comprising:

Entrance Hall

Skylight. Archway to:

Inner Hall

UPVC double glazed window to front. Night storage heater. Stairs to first floor. Walk-in cupboard with obscure uPVC double glazed window to front. Doors to:

Sitting Room

With uPVC double glazed window to front. Gas fire. Night storage heater.

Dining Room

Night storage heater. French doors to Conservatory. Door to kitchen/breakfast room.

Conservatory

Double glazed windows to side and rear. Door to garden. Tiled floor.

Kitchen/Breakfast Room

With uPVC double glazed window to rear. Door and window to rear. Walk-in

pantry. Range of drawer and cupboard base units. Wall mounted cupboards. Rolled edge work surfaces with tiled splash backs and inset single bowl single drainer stainless steel sink unit. Tiled floor.

Rear Porch

Obscure double glazed door to side. Door to:

Cloakroom

Obscure double glazed window to rear. Close coupled WC. Tiled floor. Electric heater.

Landing

Cupboard housing water tank and immersion heater. Access to roof space. Doors to:

Bedroom One

With uPVC double glazed window to rear. Night storage heater.

Bedroom Two

With uPVC double glazed window to front. Night storage heater. Feature cast iron fire place.

Bedroom Three

With uPVC double glazed window to rear. Feature cast iron fire place.

Shower Room

Extra wide fully tiled shower cubicle. Vanity wash basin with chrome mixer tap with cupboard under.

Separate WC

Obscure double glazed window to rear. Wash hand basin with tiled splash back. Close coupled WC.

Outside

Front Garden

Enclosed by mature and laid to lawn with driveway providing off road parking leading to attached single garage.

Side Garden

Driveway leading to additional detached garage.

Rear Garden

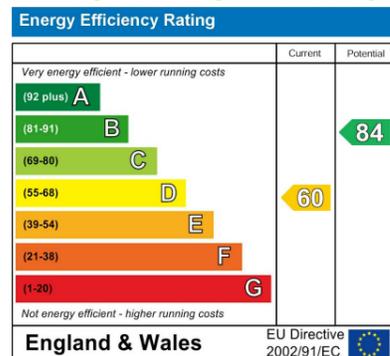
Laid to lawn with patio area and shrub borders.

Directions

From the town centre proceed up New Road through the railway arches into Marshfield Road. At the mini roundabout turn left into Audley Road. Proceed to the end of the road and at the roundabout turn right into Sheldon Road. The property will then be found on the left hand



ENERGY PERFORMANCE GRAPHS



Council Tax Band: D

Tenure: Freehold

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