

TOWN & COUNTRY
ESTATES



Withy Close, Trowbridge, Wiltshire BA14 7NB

Offers In The Region Of £210,000

LOCATION

Withy Close is situated off of Wyke Road, within walking distance to Trowbridge Town Centre, Railway Station, bus routes, local amenities and Schools.

DESCRIPTION

NO ONWARD CHAIN - A rather lovely two bedroom terraced home, situated in a popular cul-de-sac, on the Hilperton side of Trowbridge. The ground floor accommodation comprises entrance hall, kitchen/dining room and lounge. On the first floor, there are two double bedrooms and the bathroom. Further benefits include Upvc double glazing, gas central heating, garage and an enclosed rear garden

ENTRANCE HALL

You enter the property through an obscure UPVC double glazed entrance door. There are stairs leading to the first floor, wood effect flooring, recess for shoes and coats, telephone point, radiator and a door leading to Kitchen/Dining room.

KITCHEN/DINING ROOM

14'0" x 10'0"

The Kitchen/Dining room has a UPVC double glazed window to the front aspect, a range of matching base and wall units with rolled top work surfaces, inset sink unit with chrome mixer tap, tiled splash backs, built in Lamona electric fan assisted oven, integrated Lamona microwave, inset gas hob with extractor fan and light over, space for fridge freezer, plumbing for a washing machine and dishwasher, part tiled flooring with the remaining floor a wood effect laminate, radiator and a wall mounted gas boiler.

LOUNGE

13'3" x 11'8"

The living space has light Oak style flooring, digital thermostat controls, T.V point, radiator and UPVC double glazed French doors leading to the rear garden.

FIRST FLOOR LANDING

There is access to loft and doors leading to two double bedrooms and the bathroom.

BEDROOM ONE

13'3" x 9'4"

There is a UPVC double glazed window to the rear and a radiator.

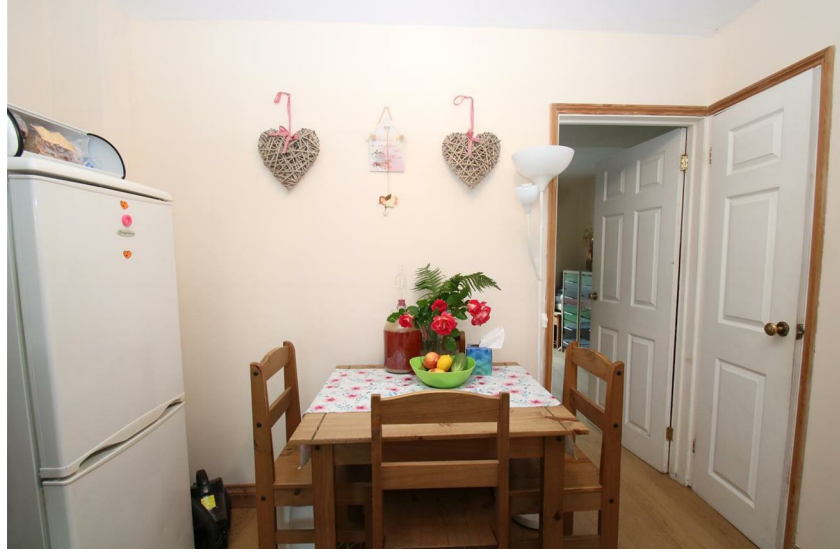
BEDROOM TWO

13'3" x 8'9"

There is a UPVC double glazed window to the front, wood effect flooring, T.V point and a radiator.

BATHROOM

The bathroom has a panelled bath with chrome mixer tap, walk in mains double shower with glazed enclosure, pedestal wash hand basin with chrome mixer tap, close couple W.C, tiled splash backs, chrome heated towel rail, extractor fan and tiled flooring,



EXTERIOR

FRONT

To the front front of the property there are a selection of mature shrubs and plants, a path leading to a storage cupboard and the front door, with storm porch overhead.

REAR GARDEN

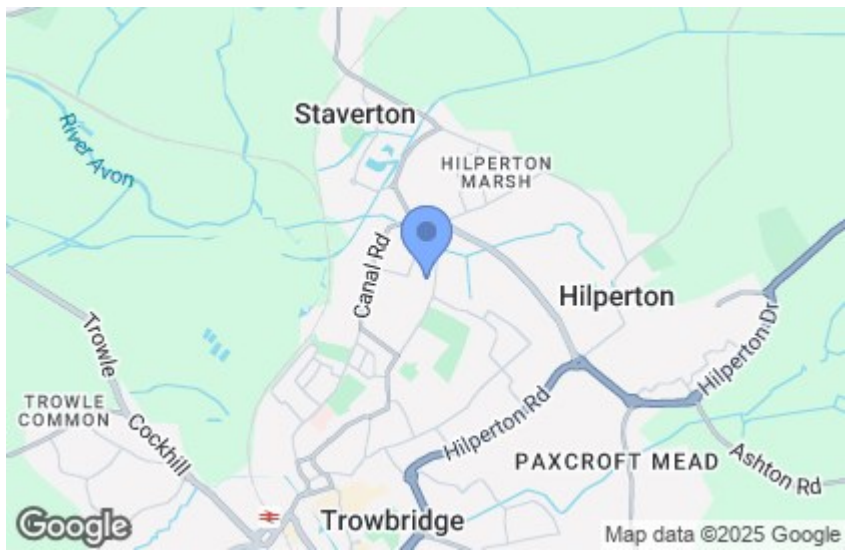
The attractive enclosed rear garden has a paved patio area, with the rest of the garden laid to artificial grass. There is also gated access to the rear of the property.

GARAGE

The garage is located in a block close to the property, with an up and over door to the front.

ADDITIONAL INFORMATION

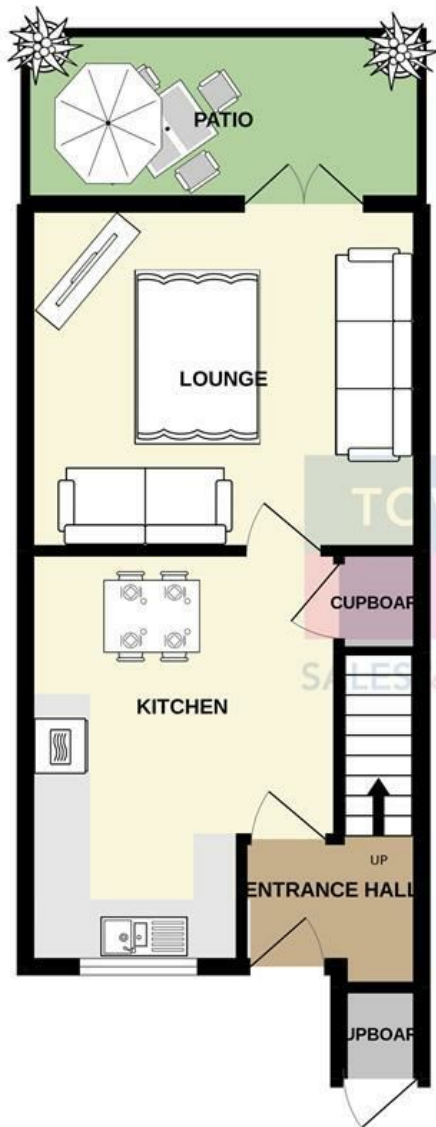
Council Tax Band - B



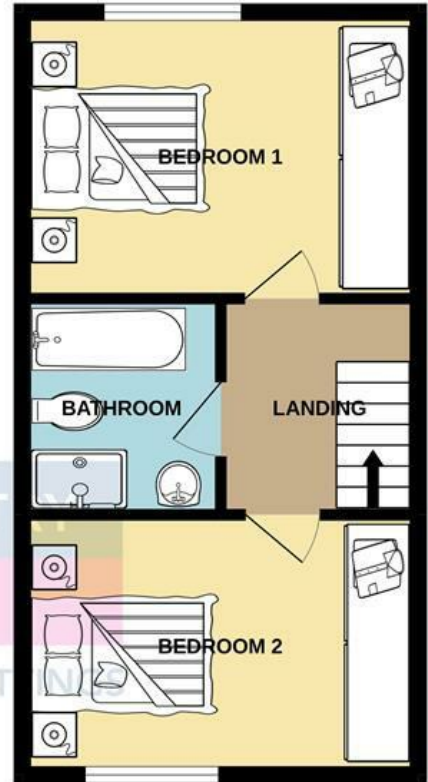




GROUND FLOOR



1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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GROUND FLOOR
354 sq.ft. (32.8 sq.m.) approx.



1ST FLOOR
343 sq.ft. (31.9 sq.m.) approx.



For illustrative purposes only. Decorative finishes, fixtures, fittings and furnishings do not represent the current state of the property. Measurements are approximate. Not to scale.
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