



Westbury View

Melksham, Wiltshire SN12 7JJ

- Three Bedroom Semi-Detached
 - South Facing Garden
- Close to Schools and Shops
 - Ideal for Young Families
- Garage with Power and Light
 - Conservatory
- Walking Distance to Pubs

£260,000 Freehold



Kitchen

10'3" x 10'4"

External door to side elevation. Fitted with a matching range of base and eye level units with worktop space over, stainless steel sink, space for fridge/freezer, dishwasher and cooker, window to front elevation and radiator.

Lounge/Diner

12'1" x 18'8"

Two radiators, stairs to first floor, external door and double doors to conservatory.

Conservatory

Three windows to side and window to rear elevation with external double door to garden.



Garage

Up and over garage door, power and light with space and plumbing for washing machine and tumble dryer with worktop over.

Landing

Airing cupboard and doors to bedrooms and bathroom.

Bedroom One

12'2" x 10'3"

Window to rear elevation, fitted wardrobes and radiator.

Bedroom Two

10'2" x 11'2"

Window to front elevation and radiator.

Bedroom Three

6'11" x 8'10"

Window to rear elevation and radiator.

Bathroom

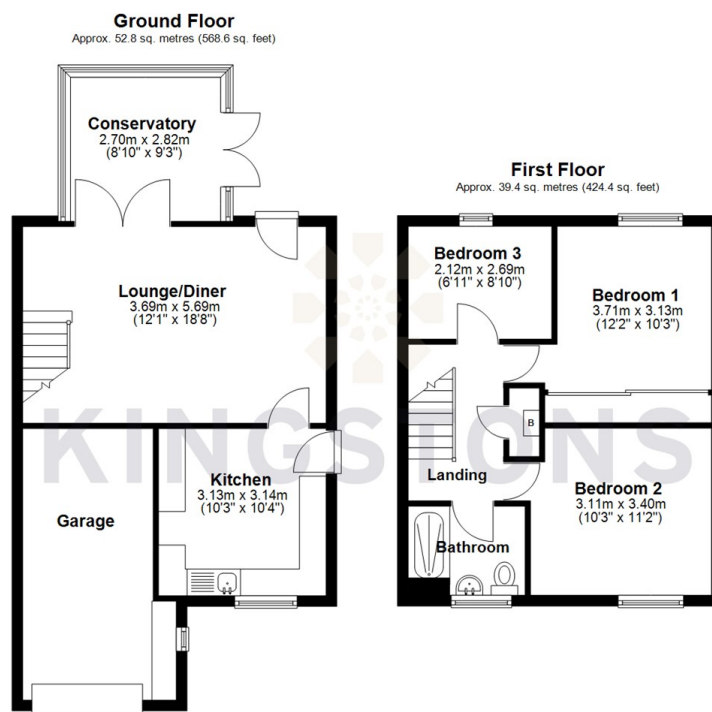
Fitted with a three piece suite comprising shower enclosure, wash hand basin and WC with window to front elevation and radiator.

Outside

Enclosed rear garden with side access and parking in front of garage.



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



Total area: approx. 92.3 sq. metres (993.0 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.

