



Spa Road Melksham SN12 7NS

- End of Chain
- Short Walk to Town Centre
- Shed with Power
- Double Bedroom
- Enclosed South-West Garden
- Modern Kitchen and Bathroom

£200,000 Freehold





Kitchen

15'4" x 10'11"

Fitted with a range of base level units with worktop space over, contrasting full height units, stainless steel sink, built-in fridge/freezer, slimline dishwasher and washing machine with water softener. Fan assisted oven and hob with extractor over, window to side elevation, radiator, double door from front, door to bathroom and opening to living room.

Living Room

10'1" x 16'1"

Window to front elevation, cupboard with under stairs storage, radiator, stairs to first floor and wood burner.



Bathroom

Fitted with three piece suite comprising shower enclosure with glass screen and aqua panels, wash hand basin with storage beneath, tiled throughout, radiator, window to side elevation and WC.

Bedroom Two

10'11" x 9'3"

Previously a bedroom, this room has had a wall removed that could be reinstated. Window to front elevation, over stairs storage, and door to bedroom one.

Bedroom One

10'4" x 11'2"

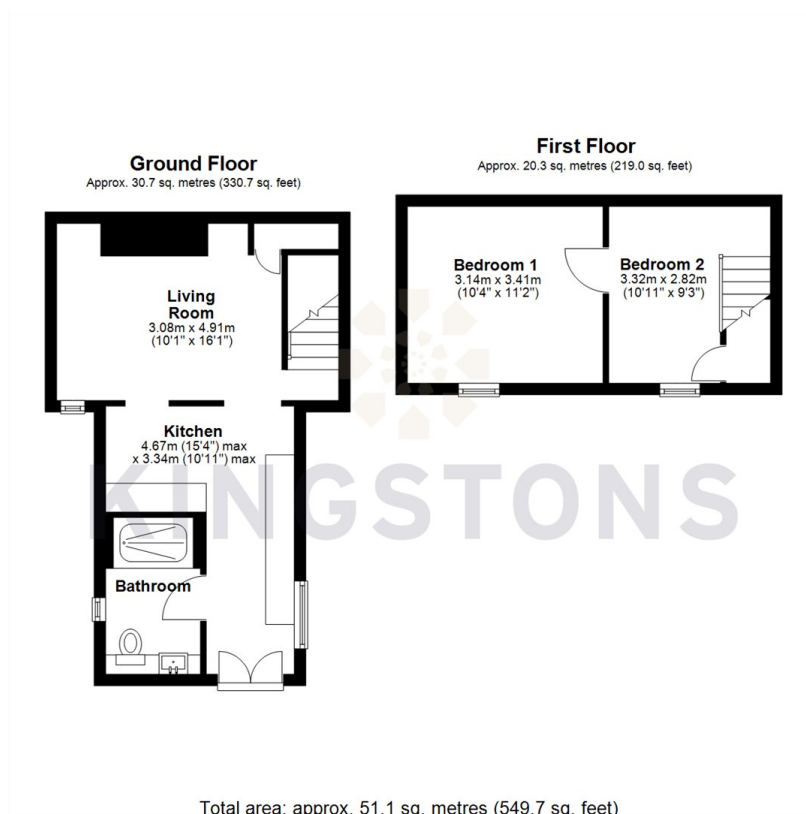
Window to front elevation and radiator.

Outside

Enclosed garden with bespoke shed with power.



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



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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.