



Crescent Road

Melksham SN12 7EU

- No Chain
- Enclosed rear garden
- Walking distance to shops and pubs
 - Bus stops nearby
 - Great local walks
- Garage with gated driveway
- Two spacious reception rooms
 - Close to schools
 - Ideal for young families
- Three bedroom semi detached

£270,000 Freehold





Hall

External door, radiator, stairs to first floor and door to living room.

Living Room

12'0" x 15'7"

Window to front elevation, under stairs storage and radiator.

Kitchen/Diner

9'0" x 19'0"

Fitted with a matching range of base and eye level units with worktop space over, 1+1/2 bowl stainless steel sink, space for fridge/freezer and washing machine, fitted oven and four ring electric hob, window to rear and side elevations, radiator and door to garden room.

Garden Room

6'6" x 8'9"

External door and windows to side and rear elevations.



Landing

Window to side elevation with doors to bedrooms and bathroom.

Bedroom One

11'11" x 9'11"

Window to front elevation and radiator.

Bedroom Two

8'11" x 10'6"

Window to rear elevation and radiator.

Bedroom Three

8'8" x 8'9"

Window to front elevation and radiator.

Bathroom

4'11" x 8'1"

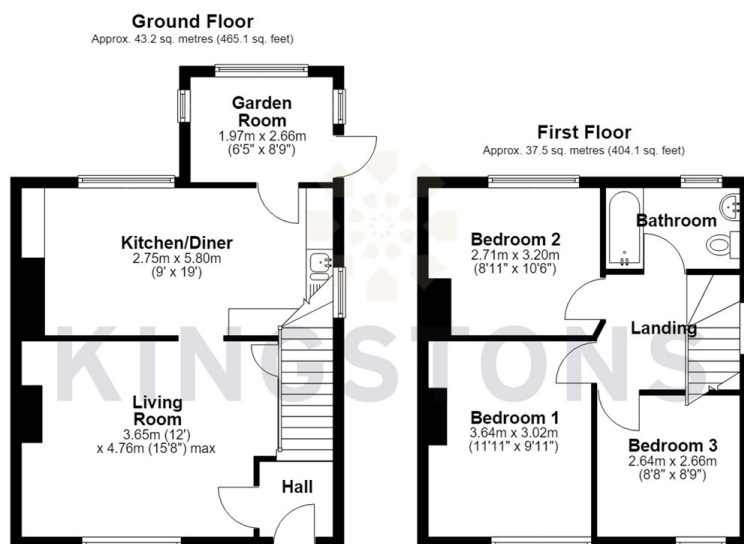
Fitted with three piece suite comprising bath with shower over and glass screen, wash hand basin and WC, window to rear elevation and heated towel rail.

Outside

Garage with gated driveway in front and enclosed rear garden with side access.



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



Total area: approx. 80.7 sq. metres (869.1 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.