



Linnet Lane

Melksham SN12 7FU

- Semi-Detached House
 - Close to Schools
 - En-suite Bathroom
 - Three Bedrooms
- Garage and Driveway Parking
- Air Conditioning in Two Bedrooms
 - Kitchen/Diner

£300,000



Hall

External door from front, radiator, stairs to first floor and doors to living room and WC.

Living Room

16'2" x 12'4"

Window to front elevation, radiator and door to kitchen/diner.

Kitchen/Dining Room

10'7" x 16'2"

Fitted with a matching range of base and eye level units with worktop space over, 1+1/2 bowl stainless steel sink, built-in oven and four ring gas hob, space for fridge/freezer and washing machine, window to rear elevation, radiator and double door to garden.

WC

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



Landing

Storage cupboard and doors to bedrooms and bathroom.

Bedroom One

13'8" x 12'11"

Window to front elevation, radiator, air conditioning and door to en-suite.

En-suite

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

Bedroom Two

9'3" x 9'2"

Window to rear elevation and radiator.

Bedroom Three

8'9" x 6'10"

Window to rear elevation, radiator and air conditioning.

Bathroom

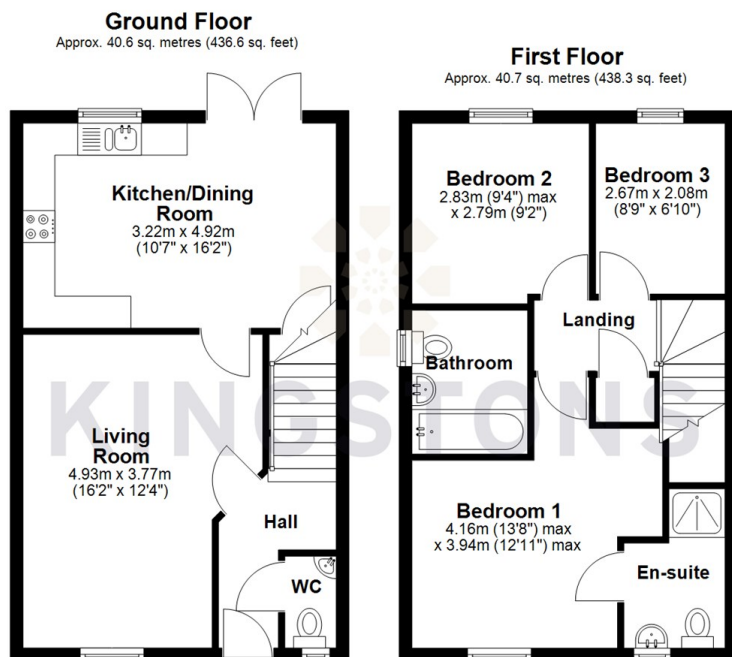
Fitted with three piece suite comprising bath with shower over, wash hand basin and WC, window to side elevation and radiator.

Outside

Garage with driveway parking, enclosed rear garden with gated access.



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



Total area: approx. 81.3 sq. metres (874.8 sq. feet)



KINGSTONS
Melksham Office

11 High Street, Melksham,
Wiltshire, SN12 6JR

Contact

01225709115
sales@kingstons.biz
www.kingstons.biz

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.

