



## Strattons Court

Melksham SN12 6GY

- Ground Floor
- Town Centre Location
- Private Outdoor Space
- Parking for Two Vehicles

**Asking Price £155,000 Leasehold**







### **Porch**

Door from front elevation, door to rear garden and to open living space.

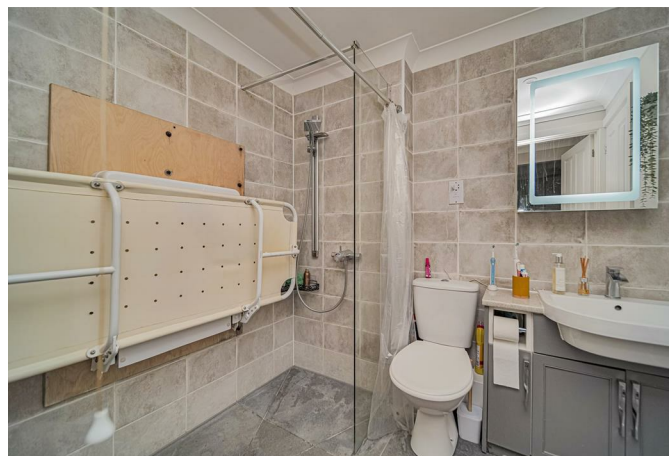
### **Kitchen Living Space**

15'7" x 20'5"

Fitted with a range of base and eye level units with worktop space over, stainless steel sink with mixer tap, space for fridge/freezer and washing machine, fitted electric hob and oven, window to front elevation, radiator, patio doors to small patio area and opening to inner hall.

### **Inner hall**

Storage cupboard and doors leading to bedroom and bathroom.



### **Bedroom**

10'1" x 13'0"

Window to side elevation and fitted wardrobes.

### **Bathroom**

6'3" x 7'1"

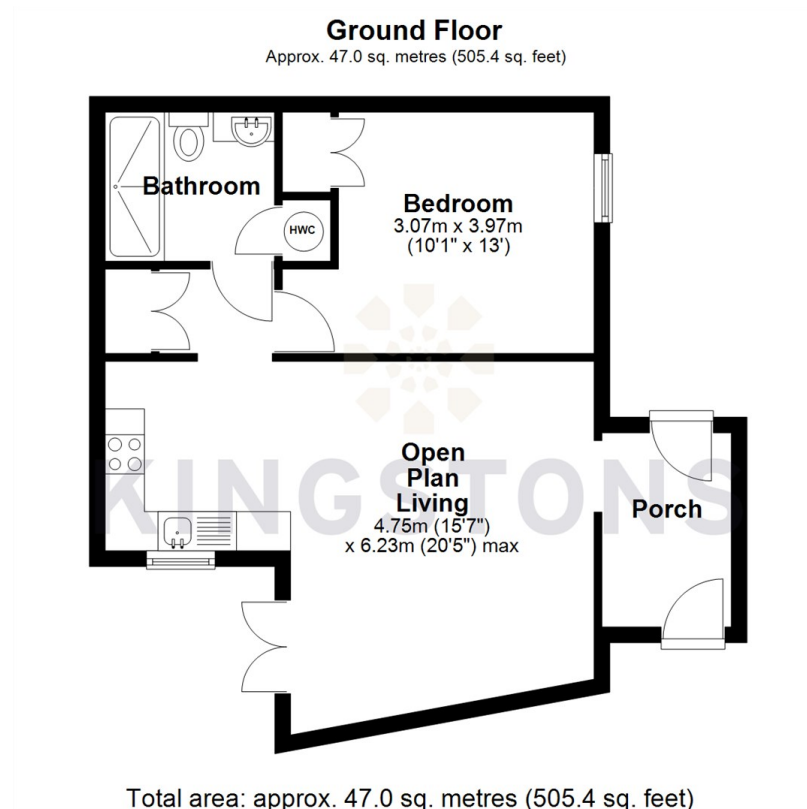
Shower area fitted in a wet room style, WC and wash hand basin with airing cupboard.

### **Outside**

Allocated parking for two vehicles, patio area to front of property and enclosed rear private courtyard garden with side access. Communal space also.



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



**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.