



Berhills Lane

Rowde SN10 1ST

- Open Countryside Views
- Open Plan Living Space
 - Two En-Suites
- Utility Room and Cloakroom
- Four Double Bedrooms
- Double Garage and Ample Parking
 - Additional Reception Room
 - Beautifully Renovated Property

£799,995 Freehold



Hall

Door and window to front elevation, stairs to first floor with under stairs storage, radiator and opening to Dining Area.

Dining Area

Two skylights, bi-fold door, open plan to living room and kitchen with doors to utility and studio.

Living Room

Bay window to front elevation and radiator.

Kitchen

15'10" x 14'4"

Fitted with a matching range of base and eye level units with worktop space over, island units, twin bowl belfast sink, integrated dishwasher, space for fridge/freezer, electric aga, built-in microwave and window to rear elevation.

Studio

Windows to side and front elevation with radiator.



Utility

Fitted with a matching range of base and eye level units with worktop space over, stainless steel sink unit with single drainer and mixer tap, space for washing machine and tumble dryer with window to side elevation.

Cloakroom

Fitted with two piece suite wash hand basin and close coupled WC with heated towel rail.

Landing

Window to front elevation, storage cupboard, radiator and doors to bedrooms and family bathroom.

Main Bedroom

23'9" x 15'2"

Two windows to rear elevation, two radiators, fitted wardrobe and door to en-suite.

En-suite

Fitted with four piece suite comprising shower, twin wash hand basin and close coupled WC with heated towel rail.

Bedroom Two

10'10" x 11'9"

Window to rear elevation and radiator.

En-suite

Fitted with three piece suite comprising

shower, wash hand basin and close coupled WC, window to rear elevation and heated towel rail.

Bedroom Three

9'7" x 13'9"

Window to front elevation and radiator.

Bedroom Four

8'7" x 11'9"

Window to front elevation and radiator.

Family Bathroom

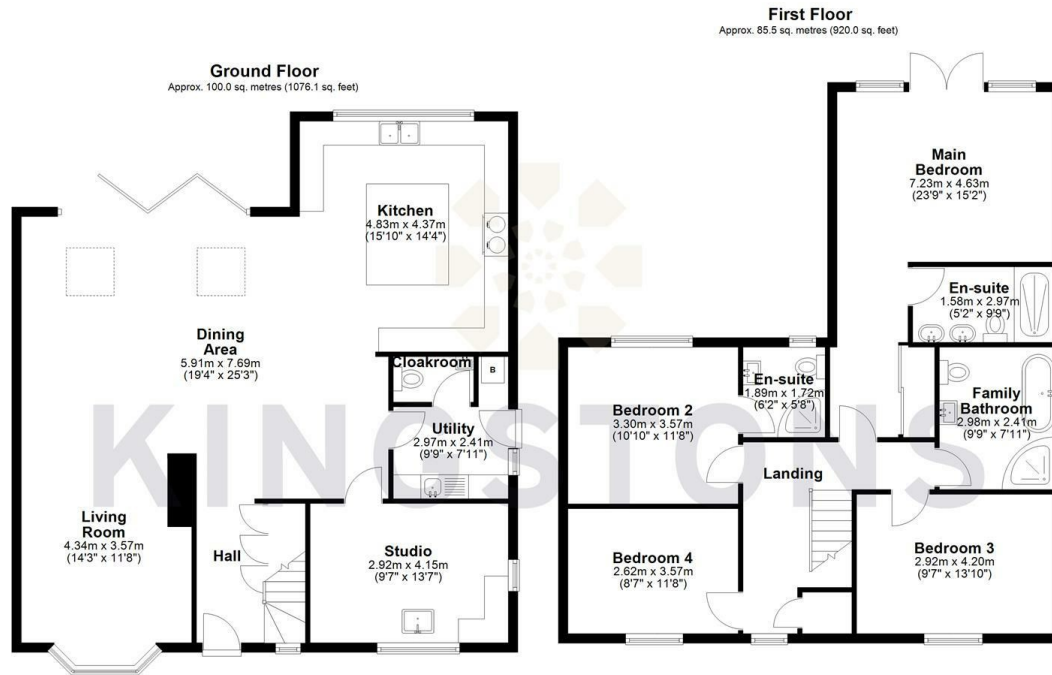
Fitted with four piece suite comprising separate bath and shower, wash hand basin and close coupled WC, window to side elevation, radiator and heated towel rail.

Outside

Enclosed rear garden looking over open views. Double garage with driveway parking to the front. Extra space around the garage can be used as additional parking or garden with further land providing a flexible space running alongside the road.



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



Total area: approx. 185.4 sq. metres (1996.1 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.