



📍 8 Tormarton Road, Marshfield, Chippenham, SN14 8NN

🔗 Offers In Excess Of £725,000

A lovely, modern four double bedroom, three reception room, detached family home, benefitting from beautifully maintained, private gardens, detached double garage plus additional single garage, and driveway parking; superbly positioned on the edge of the highly desirable village of Marshfield.

- Modern Detached Family Home
- Four Double Bedrooms
- Family Bathroom & En-Suite Shower Room
- Sitting Room, Dining Room, Study
- Stylish, Fitted Kitchen
- Cloakroom & Utility Room
- Beautifully Maintained Gardens to Front & Rear
- Detached Double Garage & Integral Single Garage
- Driveway Parking
- Highly Desirable Village of Marshfield

🏠 Freehold

🏠 EPC Rating D



A lovely, modern four bedroom detached family home, superbly positioned down a shared driveway of only three houses, situated on the edge of the highly desirable and reputable village of Marshfield, offering easy access to Chippenham, Bath and J18 of the M4. The property is well-presented, well-proportioned and offers versatile living arrangements, perfect for the convenience of today's modern family life.

The accommodation is arranged over two levels, and briefly comprises; entrance hall, cloakroom, study, perfect for those who work from home, generous dual-aspect sitting room with double doors leading through to the dining room, modern fitted kitchen, and utility room with access to the integral garage, on the ground floor. To the first floor are the four double bedrooms, the principal bedrooms benefitting from en-suite shower room, and the family bathroom with separate shower.

Externally the property benefits from beautifully maintained, private gardens to both the front and rear, the rear garden is laid predominantly to lawn, with a range of seating areas, and variety of ornamental bushes, shrubs and trees. To the front is a detached double garage, with further integral single garage, both of which benefit from electric roller doors, and off-road driveway parking for multiple vehicles.

Situation

Marshfield is a highly sought after village with convenient access links to the M4 (Junction 18 Bath or 17 Chippenham). This vibrant village is blessed with historic charm and character whilst also offering a range of amenities including two public houses, a general store, post office, butcher, newsagent, vet, doctor, garage, church, tea shop, hair salon, community centre/playgroup and modern primary school. Mainline rail links are widely available from nearby Chippenham or equally Bath/Bristol. The historic City of Bath is only a short distance away and provides an abundance of arts and culture based events, fine dining and shopping.

Property Information

Council Tax Band; F

Tenure; Freehold

Services; Mains Water, Drainage, Gas and Electricity

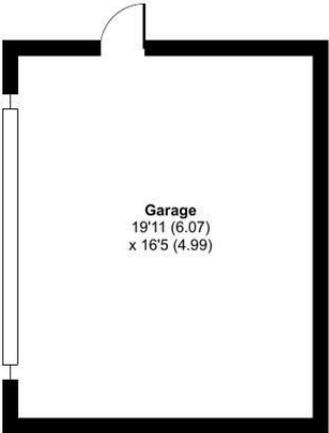
Gas Central Heating

EPC Rating; D

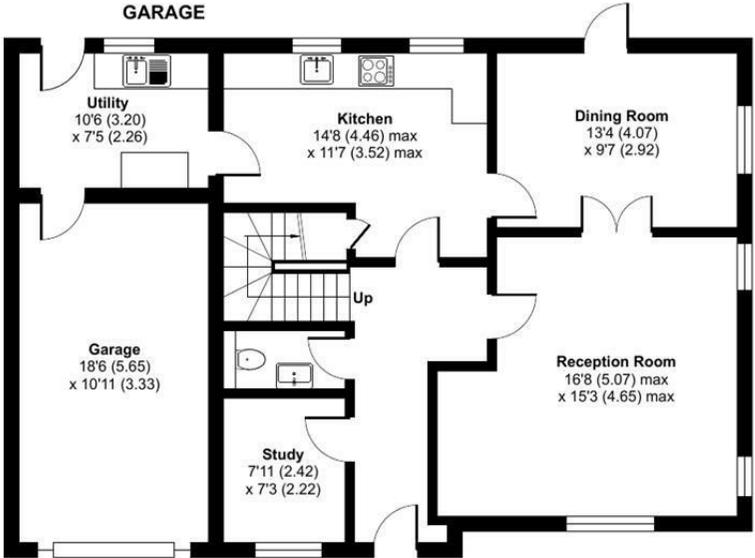


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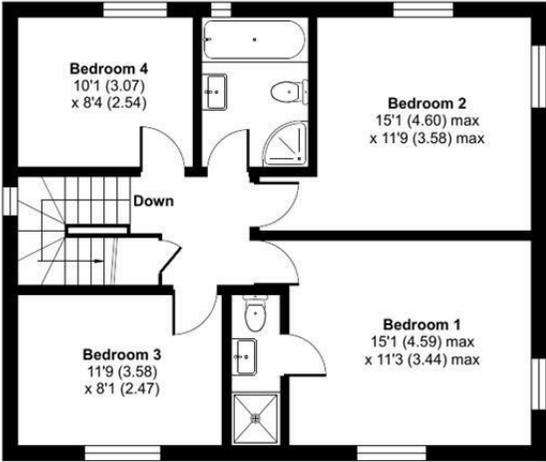
Approximate Area = 1496 sq ft / 138.9 sq m
 Garages = 522 sq ft / 48.4 sq m
 Total = 2018 sq ft / 187.3 sq m
 For identification only - Not to scale



GARAGE



GROUND FLOOR



FIRST FLOOR

 Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © ntechcom 2025. Produced for Strakers. REF: 1296162

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