





📍 2 Barken Road, Chippenham, Wiltshire, SN14 0JY

🏠 £225,000

A much-improved two bedroom semi-detached house, with modern accommodation, superbly positioned on the desirable West side of Chippenham. The property would make the perfect first time purchase, and is offered with No Onward Chain.

- Semi-Detached House
- Significantly Improved
- Stylish, Modern Accommodation
- Two Double Bedrooms
- Superb Fitted Kitchen
- Contemporary Shower Room
- Private, Well-Enclosed Rear Garden
- Popular West Side of Chippenham
- No Onward Chain
- Perfect First Time Purchase

🏡 Freehold

🏠 EPC Rating E





A fantastic two bedroom semi-detached house, superbly positioned on the popular west side of Chippenham, with easy access to shops, schools and J17 of the M4. The property has been significantly improved by the current owners, to offer a stylish and contemporary home, which would make the perfect first time purchase. Offered with No Onward Chain.

The accommodation is arranged over two levels, and briefly comprises; entrance hall, sitting / dining room, with feature fireplace and wood burning stove, modern fitted kitchen, with French doors to rear patio area, two double bedrooms, and the superb shower room.

Externally the property benefits from gardens to the front and rear, the rear garden is private, well-enclosed and low-maintenance.

### **Situation**

Situated on the western side of the town well placed for local amenities including shops, a pharmacy, a Doctor's surgery, primary schooling and two of the town's reputable senior schools which are close by. A more comprehensive range of amenities can be found in Chippenham town centre to include mainline railway station (London-Paddington), a public library and a sports centre. The M4 motorway at Junction 17 offers excellent motor commuting to the major centres of Bath, Bristol, Swindon and London.

### **Property Information**

Council Tax Band; B

Freehold

Mains Electricity, Water & Drainage

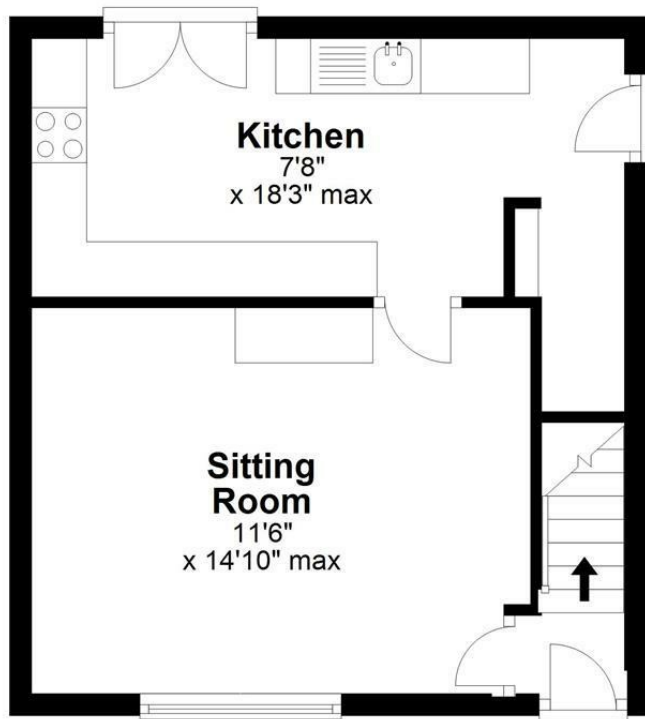
Electric Heating

EPC Rating; E



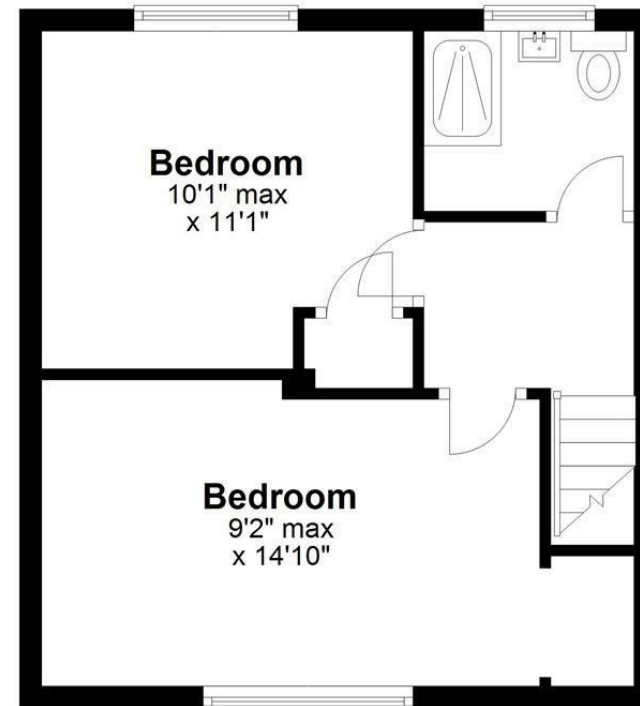
## Ground Floor

Approx. 347.7 sq. feet



## First Floor

Approx. 344.6 sq. feet



Total area: approx. 692.2 sq. feet

Illustration for identification purposes only, measurements are approximate, not to scale.  
Plan produced using PlanUp.

Disclaimer These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property. All measurements and distances are approximate only. Your home is at risk if you do not keep up repayments on a mortgage or other loan secured on it.