





📍 4 Kingham Close, Chippenham, SN14 0PB

🔗 Offers In Excess Of £350,000

A modern, well-presented, and much-improved, four bedroom, link-detached house with stylish kitchen / dining room, modern bathrooms, private garden, single garage and driveway; superbly positioned within walking distance of the town centre and railway station.

- Modern, Link-Detached House
- Four Bedrooms, Three Double Bedrooms
- Well-Presented Throughout
- Stylish Kitchen / Diner with French Doors
- Cloakroom, En-Suite & Family Bathroom
- Well Enclosed, Private Garden
- Single Garage & Driveway Parking
- Walking Distance To Schools & Town Centre
- Popular Cul-De-Sac
- Close to Amenities

🏠 Freehold

🏠 EPC Rating C





A modern, well-presented, and much-improved, four bedroom link-detached family home, located in a quiet cul-de-sac, with easy access to local schools, and amenities, whilst within walking distance of the town centre and railway station.

The property offers accommodation over three floors comprising; entrance hall, cloakroom, well-proportioned sitting room, stylish kitchen / diner with French doors opening onto the rear garden, principal bedroom with built in cupboards and en-suite shower room, two further double bedrooms, further single bedroom, and finally the family bathroom.

Externally there is a private, well enclosed, predominately lawned rear garden with paved patio seating area. To the rear, there is also a single garage, with driveway parking in front.

The property benefits from uPVC double glazing, gas central heating, and nicely presented neural decor.

#### **Situation**

The property is just a short walk away from the town and all amenities which include a public library and the pleasant Monkton Park with a nine hole golf course and riverside walks and cycleways. There is convenient pedestrian access to the mainline railway station (London Paddington - approx. 65 minutes). The M4 motorway, the A4 and the A420 offer excellent motor commuting to the major centres of Bath, Bristol, Swindon & London. There is a good choice of private schooling and Chippenham also offers excellent secondary schools and primary schools, together with further education at Wiltshire College.

#### **Property Information**

Council Tax Band; D

Freehold

Mains Gas, Electricity, Water & Drainage

Gas Central Heating

EPC Rating; C



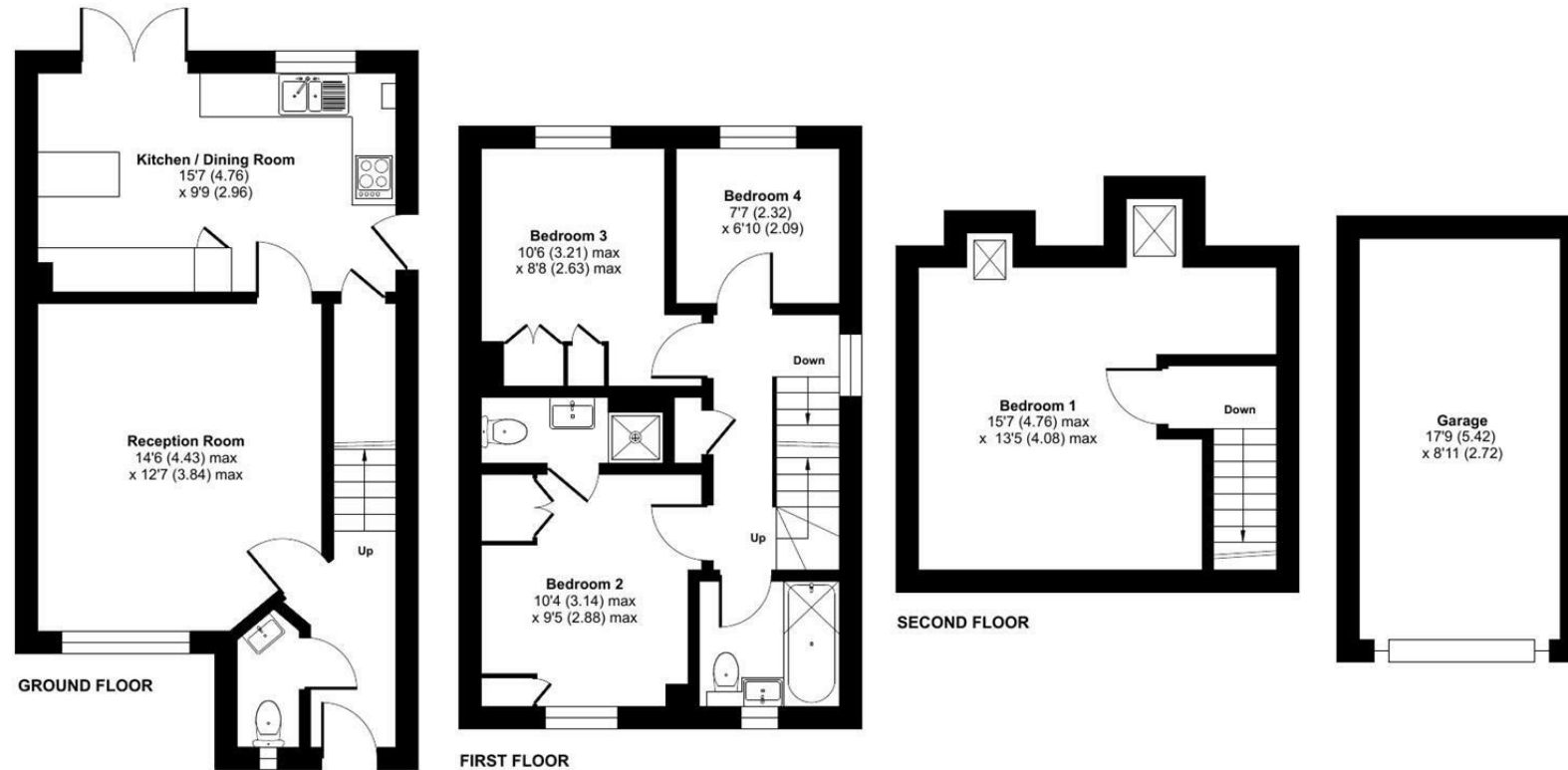
## Kingham Close, Chippenham, SN14

Approximate Area = 1045 sq ft / 97 sq m

Garage = 159 sq ft / 14.7 sq m

Total = 1204 sq ft / 111.7 sq m

For identification only - Not to scale



 Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2026. Produced for Strakers. REF: 1395990

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