



Wrights
01225 755553

Frome Road, Southwick, Trowbridge, Wiltshire, BA14 9QW

£350,000

Situation

The property is situated on the edge of the open countryside, within the popular village of Southwick. The village offers many amenities including a popular village Primary school, church, village shop and public house, as well as access to excellent countryside walks.

The town of Trowbridge is within easy reach, providing excellent shopping and leisure facilities, a multiplex cinema, numerous pubs and restaurants.

Access to London by train is direct via Westbury (3 miles) and indirect via Trowbridge. The World Heritage City of Bath is also just 12 miles away, famed for its shopping, period buildings and many places of cultural interest.



Three bedroom semi detached cottage

Exceptionally spacious and well presented

Two reception rooms

Three well proportioned bedrooms

Gas central heating

Aluminium double glazed window

Driveway parking for three vehicles

Large rear garden with stunning views across Southwick Country Park

No onward chain



This beautifully refurbished three bedroom semi detached cottage combines modern comfort with countryside charm, boasting stunning views over Southwick Country Park to the rear.

The ground floor features a generous lounge, a separate dining room, and a stylish fitted kitchen. Upstairs, you'll find three well-proportioned bedrooms along with a bright bathroom complete with shower over bath.

Outside, the cottage continues to impress with driveway parking for two vehicles and a large, private rear garden - perfect for outdoor dining, entertaining, or simply enjoying the view. Sold with the benefit of no onward chain.

The property comprises

Ground Floor

Entrance Porch

With tiled floor and obscured PVCu double glazed window to the side.

Lounge

22' 9" x 12' 1" (6.93m x 3.68m)

With two radiators, wall mounted gas fire, exposed ceiling beam, stairs to the first floor and two PVCu double glazed windows to the front.

Dining Room

12' 9" x 8' 8" (3.89m x 2.63m)

With tiled flooring, radiator and PVCu double glazed window to the side. Archway to Kitchen.

Kitchen

12' 5" x 9' 9" (3.79m x 2.98m)

With tiled flooring, a range of eye level and base units, worktops with tiled splash backs, ceramic sink/drain unit, integrated electric double oven, ceramic hob with extractor hood over, space for fridge and washing machine, wall mounted gas boiler, inset ceiling spotlights, PVCu double glazed window to the rear and door opening onto the rear garden.

First Floor

Landing

With PVCu double glazed window to the side.

Bedroom 1

19' 10" x 6' 10" (6.04m x 2.08m)

With radiator and PVCu double glazed window to the rear.

Bedroom 2

10' 6" x 12' 5" (3.19m x 3.78m)

With radiator and PVCu double glazed window to the front.

Bedroom 3

11' 9" x 8' 11" (3.57m x 2.71m)

With radiator, airing cupboard housing hot water cylinder and PVCu double glazed window to the front.

Bathroom

With white suite comprising bath with mains shower over, low level W.C and pedestal hand basin, radiator, fully tiled walls and PVCu double glazed window to the rear.

Externally

To the front

Driveway parking for at least two vehicles. A gate provides side access leading to the rear garden.

To the rear

The property boasts an impressive and generously sized rear garden, offering an expansive area of open lawn, with stunning views across the surrounding countryside.

A large paved patio area sits directly behind the house, providing the perfect space for outdoor dining, entertaining or simply enjoying the peaceful setting. There is a useful storage shed and side access leading to the front of the property.

Tenure

The property is sold as Freehold.

Council tax

The property is currently in council tax band C.

Services

Mains gas, electricity, water and drainage are connected. The property is heated by a gas fired central heating boiler to radiators. Please note that the Agent has not tested any appliances.

Broadband

Ultrafast broadband is available (source - Ofcom) Predicted maximum download speed - 1800Mbps

Mobile phone coverage

Outdoor coverage is likely - source Ofcom.

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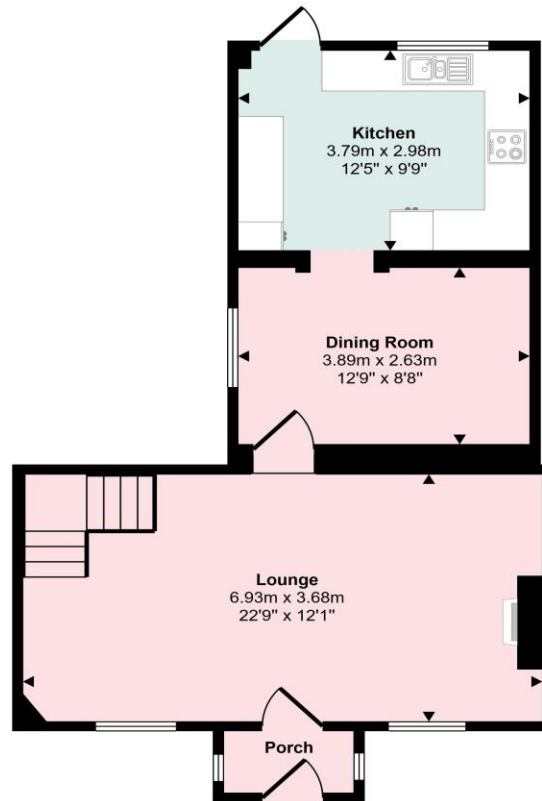


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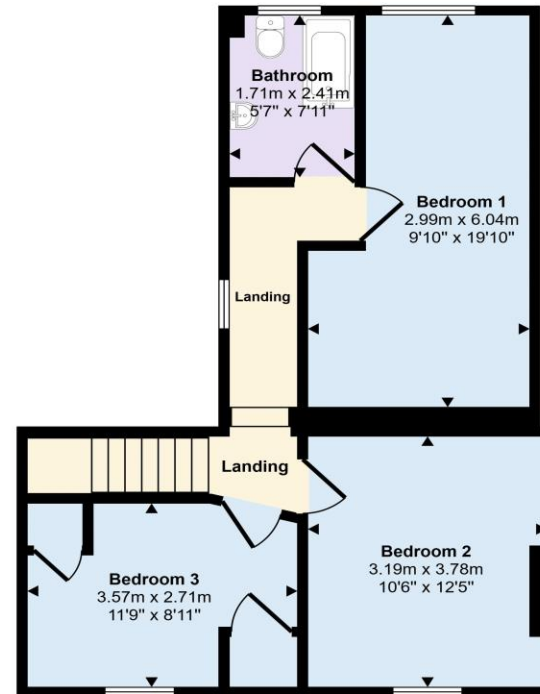
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Approx Gross Internal Area
102 sq m / 1103 sq ft

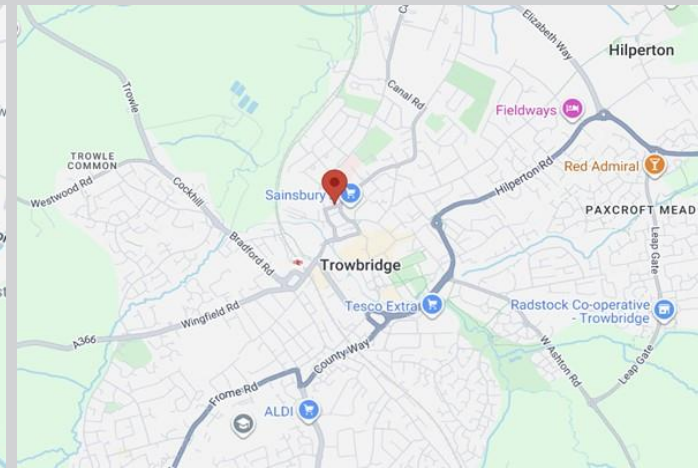
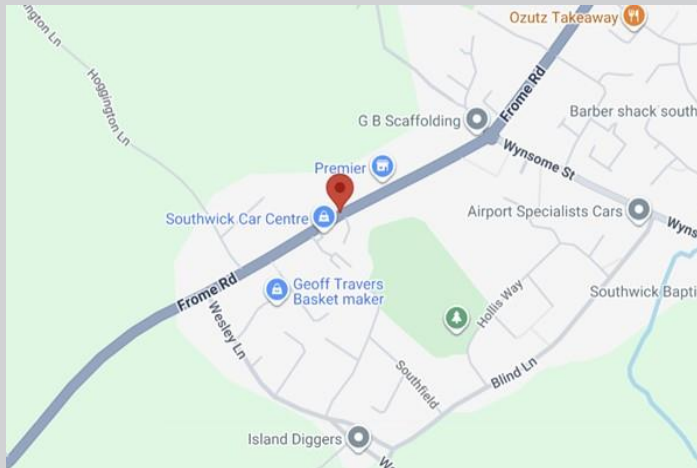


Ground Floor
Approx 51 sq m / 552 sq ft



First Floor
Approx 51 sq m / 551 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.





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Disclaimer

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