



24 Downside Park
Trowbridge BA14 7NN

Monthly Rental Of £995



Wrights Residential, 24 Fore Street , Trowbridge, BA14 8ER
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Two bedroom semi detached bungalow

Kitchen/diner

Two double bedrooms

Front and rear gardens

Spacious lounge

Utility room

Wet room

Off road parking

This spacious two bedroom bungalow is situated on the Hilperton side of Trowbridge. Features include a spacious lounge, kitchen/diner, utility room, two double bedrooms, wet room, pretty front and rear gardens (maintained by the Landlord) and off road parking, gas central heating and PVCu double glazing. Available from late April, unfurnished.

The property comprises

Entrance Porch

With sliding doors to the front and PVCu double glazed windows to both sides.

Entrance Hall

With wood laminate flooring and large walk in storage cupboard.

Lounge *14' 9" x 13' 0" (4.49m x 3.97m) max*

With wood laminate flooring, radiator, electric fire and PVCu double glazed window to the front.

Rear hall

With wood laminate flooring, built in storage cupboard, linen cupboard and radiator.

Kitchen/Diner *13' 2" x 8' 8" (4.01m x 2.63m)*

With a range of eye level and base units, worktops with tiled splash backs, integrated electric oven and microwave, ceramic hob with extractor hood over, optional fridge/freezer, radiator and PVCu double glazed window to the rear.

Utility room *9' 9" x 5' 8" (2.98m x 1.73m)*

With tiled floor, a range of eye level units and base unit, optional washer/dryer with worktop over, radiator, PVCu double glazed window to the rear and back door to the garden.

Bedroom 1 *13' 4" x 10' 11" (4.06m x 3.32m)*

With radiator, built in wardrobe and PVCu double glazed window to the front.

Bedroom 2 *13' 3" x 7' 8" (4.03m x 2.34m)*

With wood laminate flooring, radiator and PVCu double glazed window to the rear.

Wet room

With tiled floor and walls, electric shower, W.C and hand basin with vanity unit under, radiator, inset ceiling spotlights, extractor fan and two obscured PVCu double glazed windows to the rear.

Externally

The property offers pretty front and rear gardens which are regularly maintained by a gardener. There is also off road parking to the rear of the property.

Council tax

The property is in council tax band B.

Energy performance

The current EPC rating is C (71)

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.



Ground Floor

Approx. 77.1 sq. metres (830.4 sq. feet)



Total area: approx. 77.1 sq. metres (830.4 sq. feet)