



Wrights
01225 755553

Ashmead, Trowbridge, Wiltshire, BA14 0PA

£135,000

This spacious two bedroom first floor apartment is situated within easy reach of Trowbridge town centre and railway station.

Features include a spacious lounge with access to the balcony, two double bedrooms, electric heating, PVCu double glazing and communal gardens.

Sold with the benefit of no onward chain.

Situation

The property is situated close to many local amenities including a choice of Primary and Secondary schools, a 7 day convenience store and Trowbridge railway station. The town centre of Trowbridge is also 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 (5 miles) and indirect via Trowbridge. The World Heritage City of Bath is also just 11 miles away, famed for its shopping, period buildings and many places of cultural interest.



Two bedroom first floor apartment

Spacious lounge with access to balcony

Two double bedrooms

Electric heating

Double glazing

Communal gardens
Within easy reach of town centre and railway station
No onward chain



The property comprises

First Floor

Entrance Hall

With wall mounted electric storage heater and PVCu double glazed window to the front.

Kitchen

11' 3" x 8' 11" (3.42m x 2.72m)

With a range of eye level and base units, worktops with tiled splash backs, freestanding cooker, fridge/freezer, washing machine and tumble drier and PVCu double glazed window to the rear.

Lounge

14' 11" x 10' 5" (4.55m x 3.17m)

With electric fire with surround, PVCu double glazed window to the front and door to the balcony.

Hall

With wall mounted electric storage heater, storage cupboard and airing cupboard housing hot water cylinder.

Bedroom 1

15' 0" x 10' 5" (4.56m x 3.18m) max

With a range of built in wardrobes, wall mounted electric storage heater and two PVCu double glazed windows to the front.

Bedroom 2

11' 3" x 10' 5" (3.44m x 3.17m) max

With wall mounted electric storage heater and PVCu double glazed window to the rear.

Bathroom

With white suite comprising bath with electric shower over, low level W.C and pedestal hand basin, tiled splash backs and obscured PVCu double glazed window to the rear.

Externally

The property offers a spacious communal garden to the rear with washing line area and its own storage shed.

Council tax

This property is currently in council band B with the rate payable for 2023/2024 being £1774.04.

Tenure

The property is sold as leasehold with a 125 year lease which commenced in 1988. We have been informed that the service charges are currently £523.02 per annum and ground rent is £10 per annum.



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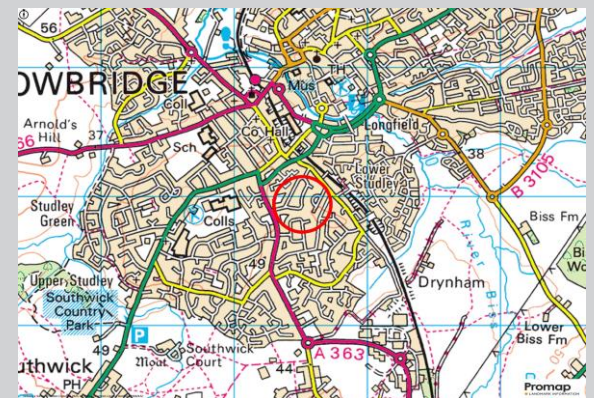
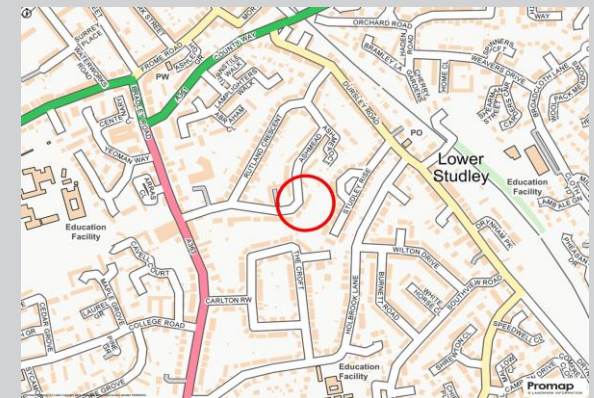
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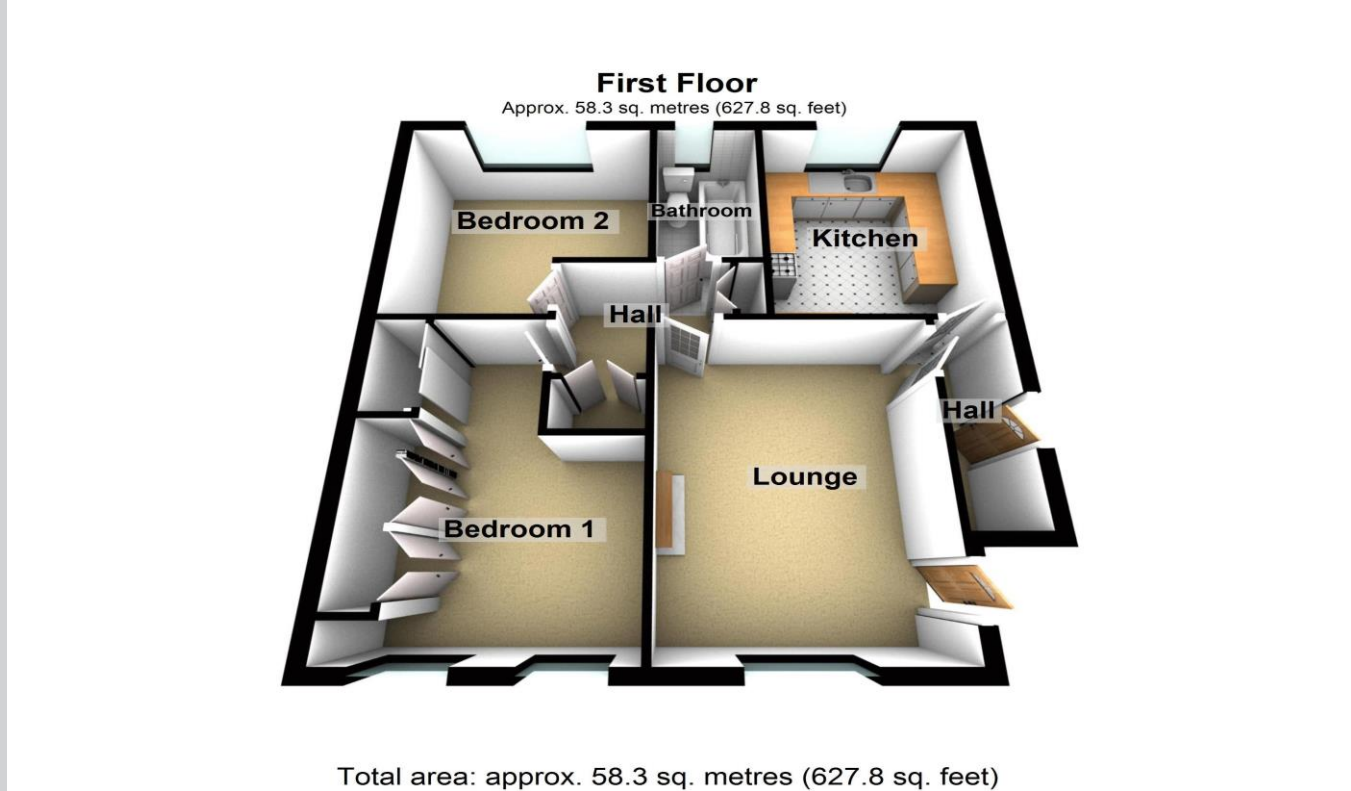
First Floor

Approx. 58.3 sq. metres (627.8 sq. feet)



Total area: approx. 58.3 sq. metres (627.8 sq. feet)







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Disclaimer

While every reasonable effort is made to ensure the accuracy of descriptions and content, we should make you aware of the following guidance or limitations: The Agent has not tested any apparatus, equipment, fixtures or fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor. References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. Items shown in photographs are NOT included unless specifically confirmed with the Vendor's solicitor. They may however be available by separate negotiation. The room sizes are approximate and only intended as general guidance. You must verify the dimensions carefully to satisfy yourself of their accuracy.