



**Wrights**  
01225 755553

Silver Street Lane, Trowbridge, Wiltshire, BA14 0JR

£485,950

## Situation

The property is situated on the sought after Silver Street Lane, on the Frome side of Trowbridge. Local amenities include Primary and Secondary schools, a Tesco Express convenience store and a popular public house.

Nearby, the Popular Southwick Country Park offers free access to over 100 acres of countryside walks. The town centre 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 (5 miles) and indirect via Trowbridge (2 miles).

The World Heritage City of Bath is also just 13 miles away, famed for its shopping, period buildings and many places of cultural interest.



**Extended and beautifully presented four bedroom bungalow**

**Desirable location on the Frome side of Trowbridge**

**Kitchen/diner with island unit**

**Utility room**

**Garage for storage**

**En-suite to the master bedroom**

**Gas central heating and PVCu double glazing**

**Spacious front garden and driveway parking for several vehicles**

**Generous enclosed rear garden**

**Viewing highly recommended**



This beautifully presented four bedroom bungalow is situated on the desirable Silver Street Lane, close to many local amenities and schools.

Features include a spacious kitchen/diner with island unit, separate utility room, spacious lounge, four generous bedrooms, en-suite to the master bedroom and family bathroom with four-piece suite.

The property also offers gas central heating, PVCu double glazing and garage (for storage only). Externally the property offers a generous front garden and driveway providing off road parking for several vehicles, as well as a spacious enclosed rear garden.

Viewing highly recommended!

### The property comprises

#### Entrance Hall

With composite front door, tiled flooring, radiator, two built in storage cupboards, inset ceiling spotlights and loft access (the loft is part boarded with pull down ladder, light and the gas combi boiler).

#### Lounge 16' 3" x 13' 6" (4.95m x 4.11m)

With wood laminate flooring, designer radiator, inset ceiling spotlights and PVCu double glazed window with wooden shutters to the front. Open plan into...

#### Kitchen/Diner 12' 4" x 19' 7" (3.77m x 5.96m)

With tiled flooring, a range of eye level and base units, granite worktops with upstands and tiled splash backs, island unit with granite top and breakfast bar, integrated eye level double self-clean oven and microwave, induction hob with extractor hood over, integrated dishwasher and wine cooler, space for fridge/freezer, one and a half bowl ceramic sink and drainer unit, two designer radiator's, inset spotlights, PVCu double glazed window to the rear, PVCu back door and PVCu french doors opening onto the rear garden.

#### Utility room 6' 6" x 12' 8" (1.97m x 3.85m)

With designer radiator, a range of eye level and base units, with worktops over and space for washing machine and tumble dryer.

#### Bedroom 1 14' 0" x 11' 3" (4.27m x 3.44m)

With designer radiator and PVCu double glazed window with wooden shutters to the front.

### En-suite

With fully tiled floor and walls, white suite comprising large walk in shower, hand basin with vanity unit and close coupled W.C, radiator with heated towel rail, inset ceiling spotlights and obscured PVCu double glazed window to the side.

### Bedroom 2 *13' 0" x 8' 6" (3.97m x 2.58m)*

With designer radiator, inset ceiling spotlights and PVCu double glazed window to the rear.

### Bedroom 3 *9' 11" x 8' 11" (3.01m x 2.71m)*

With designer radiator and PVCu double glazed window to the rear.

### Bedroom 4 *9' 11" x 7' 7" (3.01m x 2.32m)*

With designer radiator and PVCu double glazed window to the rear.

### Bathroom

With fully tiled floor and walls, four piece suite comprising large walk in shower enclosure, bath, hand basin with vanity unit and W.C, heated towel rail, inset ceiling spotlights and obscured PVCu double glazed window to the side.

### Externally

#### To the front

A block paved driveway and an area laid to gravel provides off road parking for several vehicles. There is also a large enclosed front garden, laid to gravel.

#### Garage (for storage) *6' 3" x 12' 8" (1.90m x 3.85m)*

With PVCu door to the front, up and over door, power, light and internal door to the Utility room.

#### To the rear

The enclosed rear garden offers a spacious block paved seating area and a second seating area laid to gravel with a pergola over, an area laid to lawn and a path providing access to the front of the property.

#### Council tax

The property is currently in council tax band D.

#### Tenure

The property is sold as freehold.

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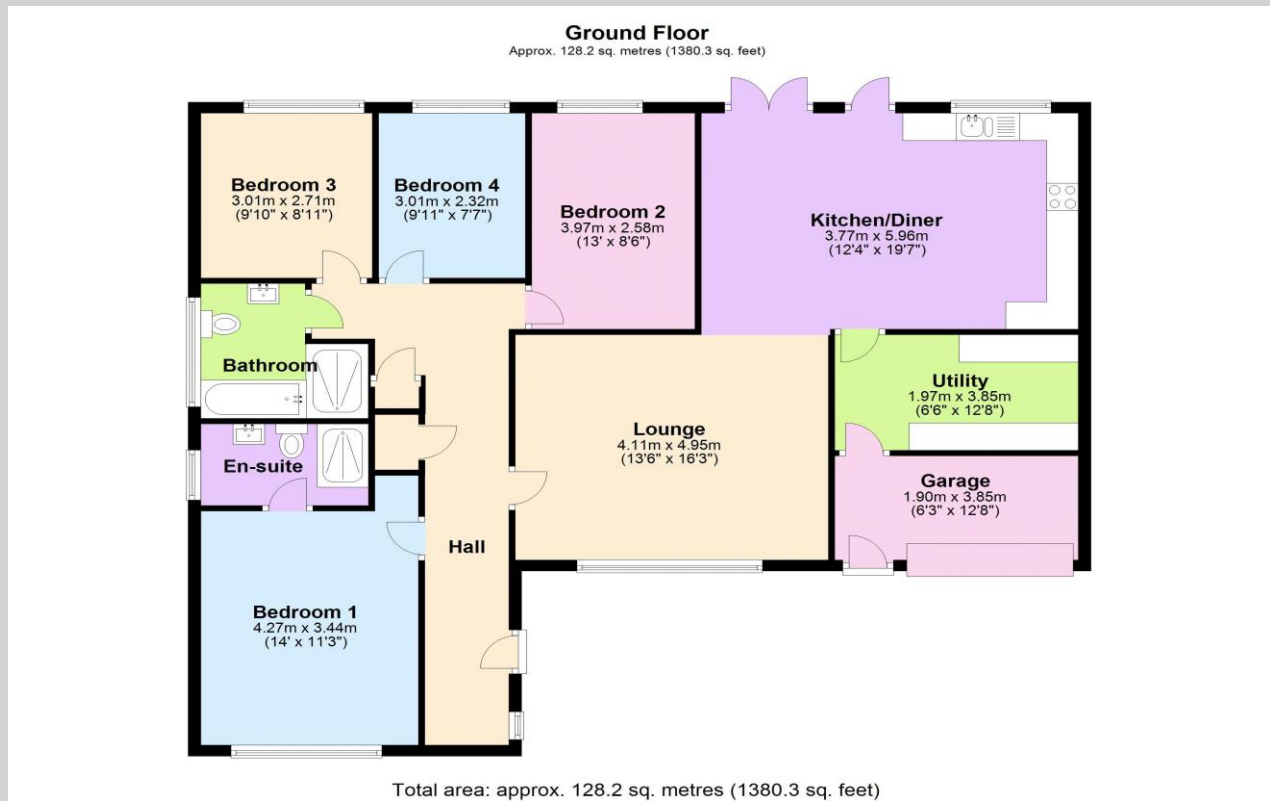
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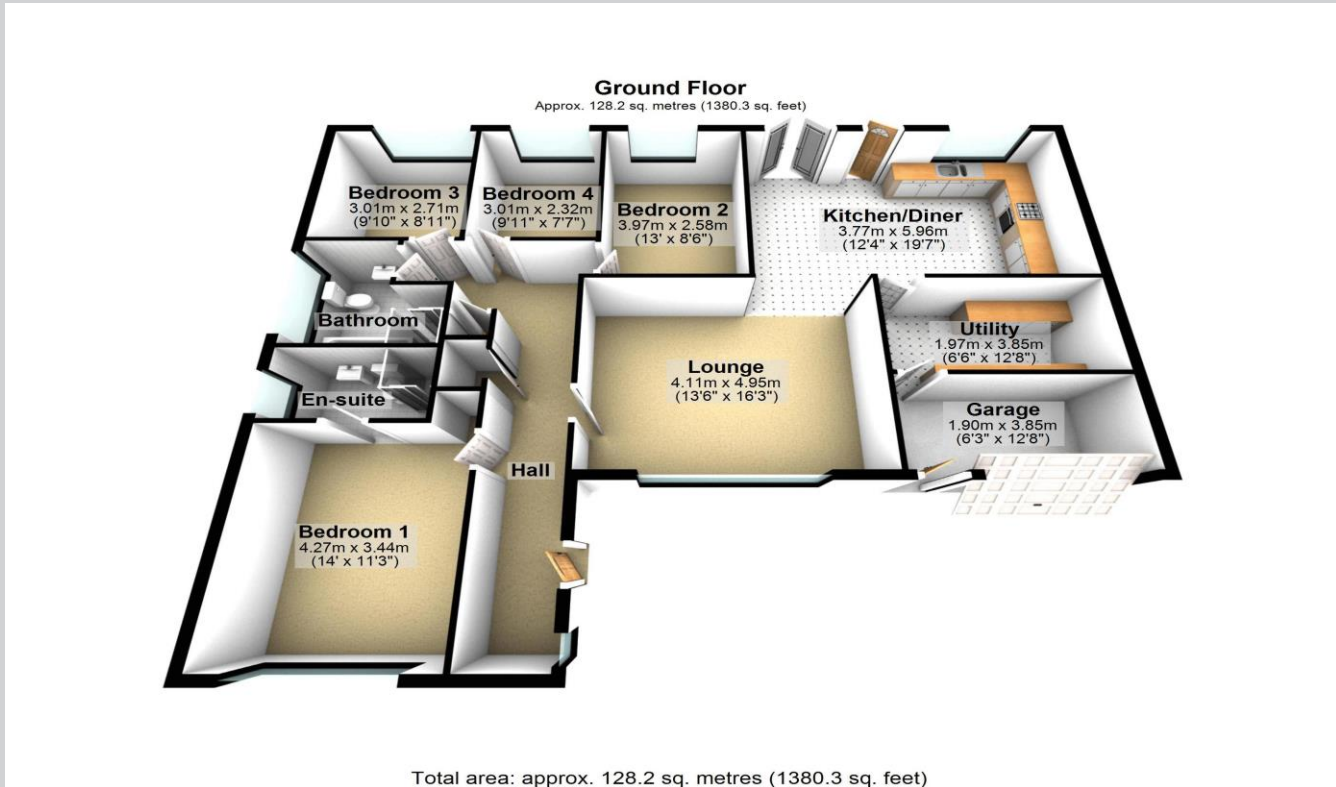


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