



## 8 Parklands Gardens, Chippenham, SN15 1FJ

**£1,200 pcm**

An immaculate three bedroom terraced property within walking distance to Chippenham's many amenities with accommodation across three storeys extending to 1080 sq.ft.

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## The Property

**Description** 8 Parklands Gardens is an immaculately presented three bedroom house close to the centre of Chippenham. The light and airy accommodation extends across three floors and comprises an entrance hall with WC off leading to a kitchen/dining room with built in appliances and a living room with French doors to the garden.

On the first floor there are two double bedrooms, a family bathroom and stairs to the master bedroom which has an en-suite shower room and large Velux window enjoying the town and far reaching countryside views. Externally, there is a sunny garden laid for easy maintenance with a patio, decking and artificial grass with a rear gate for access.

**Situation** Chippenham offers a comprehensive range of shopping, schooling and leisure amenities many of which are within easy walking distance. There is a good choice of both state and private schooling in the area and those with an interest in country and leisure pursuits are well catered for in the region. The historic market town of Malmesbury is 10 miles away with a large Waitrose. Chippenham has excellent communication links with access to the M4 motorway Junction 17 within 4 miles providing easy access to London, Bath, Bristol and

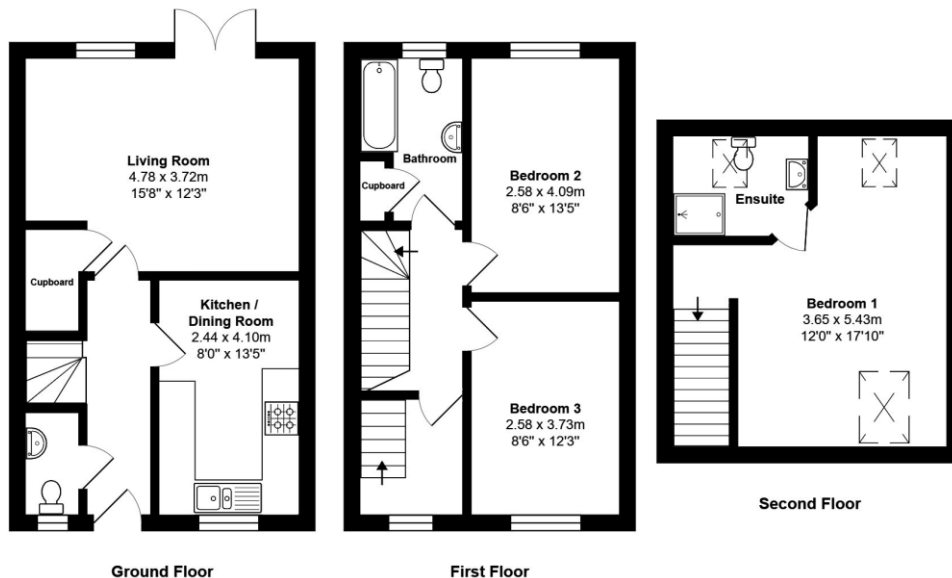
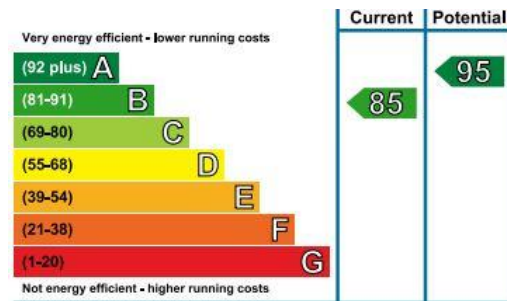
Swindon. The mainline station is within 15 minutes walking distance to the property and has hourly services to London Paddington (c.75 minutes) whilst the electrification of the line in progress and cross rail from Paddington to The City will cut commuting times to central London significantly.

## Local Authority

Wiltshire Council

## Council Tax

D £2,100



Total Area: 100.4 m<sup>2</sup> ... 1080 ft<sup>2</sup>

All measurements are approximate and for display purposes only