

# Sir Bernard Lovell

Malmesbury



THE COACH HOUSE  
62



**LOCKSTONES**  
ESTATE AGENTS



**62 Sir Bernard Lovell**  
**Malmesbury**  
**Guide Price £239,950**

*Two Bedrooms ~ Kitchen Living Room ~ Garage ~ Allocated  
Parking Space ~ No Onward Chain ~ EPC Rating: C*

62 Sir Bernard Lovell Road is a beautifully presented two bedroom coach house, situated in the sought after Sir Bernard Lovell Estate in Malmesbury, offering convenient access to the towns High St and local amenities.

The property has recently undergone renovation including redecoration and newly fitted carpets.

The accommodation comprises an open plan kitchen living room, two bedrooms which benefit from a fitted wardrobes and a shower room.

Externally the property has a garage and an allocated parking space. The coach house is being offered with no onward chain.



**Entrance Hall**

UPVC double glazed entrance door to front with obscured glass windows. Brush matting. Stairs to:

**Hallway**

UPVC double glazed window to rear. Access to loft space and to storage cupboard containing combination boiler. Radiator. Doors to:

**Kitchen Living Area**

**Kitchen**

UPVC double glazed window to rear. Matching range of wall and base units with inset 1 1/2 bowl stainless steel sink and drainer with mixer tap. Integrated appliances include fridge freezer, dishwasher, electric oven and gas hob with glass splashback's and stainless steel extractor hood over. Down lighters. Extractor fan. Tiled flooring.

**Living Area**

UPVC double glazed windows to front. Down lighters. Television and telephone points. Two radiators.



**Bedroom One**

UPVC double glazed window to front. Fitted storage triple wardrobe. Telephone point and television point. Radiator.

**Bedroom Two**

UPVC double glazed window to front. Fitted double wardrobe. Telephone point. Radiator.

**Family Shower Room**

Obscured UPVC double glazed window to rear. Pedestal wash hand basin with mixer tap and tiled splashback. Fully tiled and enclosed shower cubicle. Down lighters. Low-level dual flush WC. Extractor fan. Shaver point. Chrome heated towel rail and radiator.

**External**

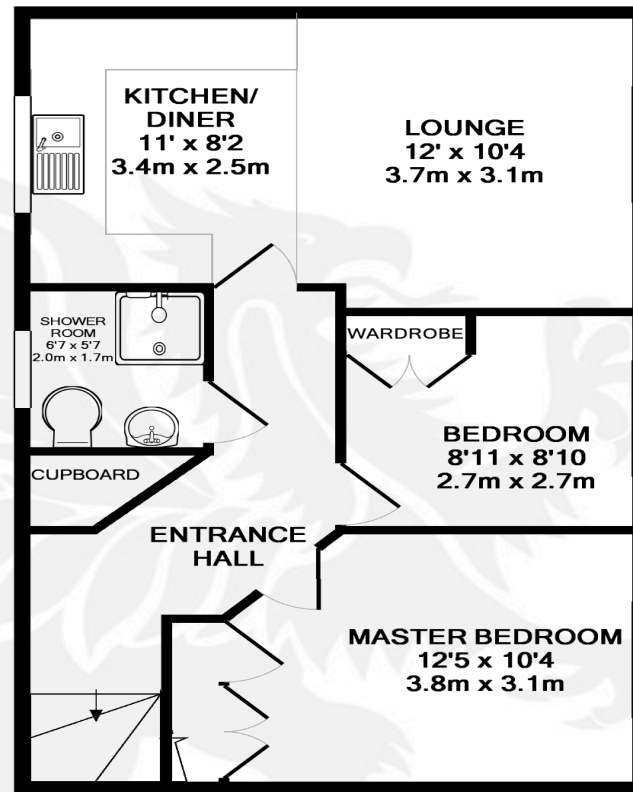
**Garage**

Open over door. Power and light. Personal door to rear. Allocated parking space.





ENTRANCE FLOOR  
APPROX. FLOOR  
AREA 24 SQ.FT.  
(2.2 SQ.M.)



1ST FLOOR  
APPROX. FLOOR  
AREA 571 SQ.FT.  
(53.0 SQ.M.)

TOTAL APPROX. FLOOR AREA 595 SQ.FT. (55.2 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given  
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## Viewing Arrangements

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