



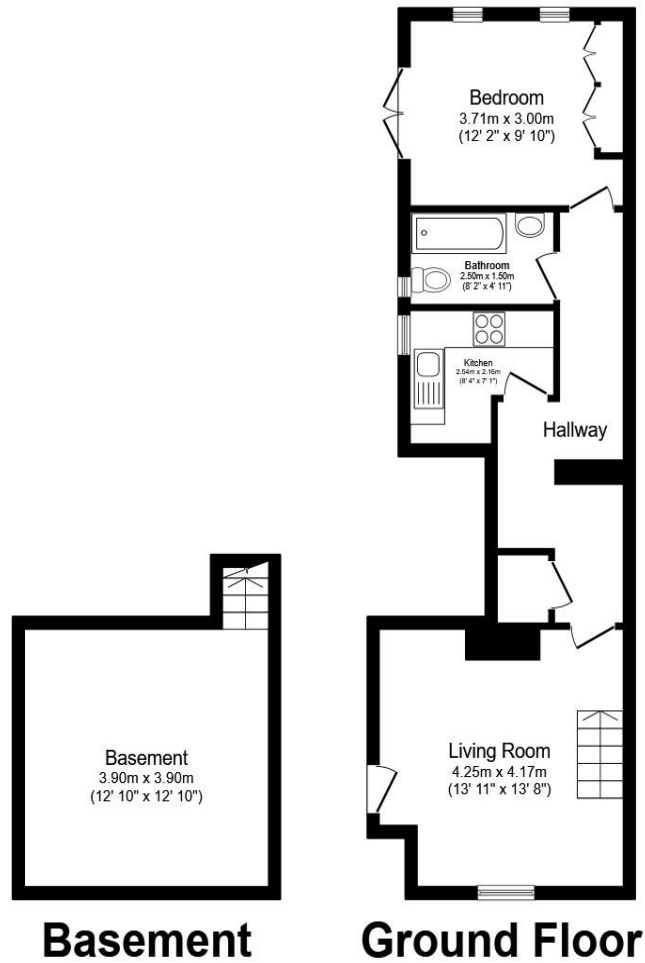
St. Mary Street, Chippenham SN15 3JJ

welcome to

St. Mary Street, Chippenham

Charming ground floor apartment in a central location, full of character with exposed beams and a feature fireplace. Benefits from a private entrance, basement with potential (STPP) and no onward chain, early viewing advised.





Total floor area 67.6 m² (728 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io



Location

Perfectly positioned in central Chippenham, the property is just a short stroll from the town's array of shops, cafés, restaurants, and essential amenities. Chippenham's mainline railway station is within easy walking distance, offering regular direct services to Bath, Bristol, Swindon, and London Paddington, making this an excellent choice for commuters. Beautiful surrounding countryside, riverside walks, and historic landmarks are also close by, providing both convenience and leisure in equal measure.

Communal Entrance

Living Room

13' 11" max x 13' 8" (4.24m max x 4.17m)

Hallway

Basement

12' 10" x 12' 10" (3.91m x 3.91m)

Kitchen

Irregular Shaped Room 8' 4" x 7' 1" (2.54m x 2.16m)

Bedroom One

12' 2" x 9' 10" (3.71m x 3.00m)

Bathroom

Shared Courtyard

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St. Mary Street, Chippenham

- Prime central Chippenham location
- Character features including beams & fireplace
- Basement with conversion potential (STPP)
- Rear Courtyard
- No Chain

Tenure: Leasehold EPC Rating: D

Council Tax Band: B Service Charge: 550.00

Ground Rent: Ask Agent

This is a Leasehold property with details as follows; Term of Lease 999 years from 01 Jan 2010. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

offers over

£190,000



Please note the marker reflects the postcode not the actual property

view this property online [allenandharris.co.uk/Property/CHP111568](https://www.allenandharris.co.uk/Property/CHP111568)



Property Ref:
CHP111568 - 0008

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