



JAINE WHITFIELD
Bespoke Estate Agents



POWERED BY
exp™ UK

Atworth village

£385,000

🛏️ 4 🚿 2 🚗 2



A beautifully presented 4-bedroom home that is far bigger than it first appears! Step inside this modernised property and be prepared to be impressed by the size and space on offer. Set over 3 floors, this family home offers great flexibility for all kinds of family setups. As you walk into the hall, the wood flooring grabs your attention and this high-spec finish carries through to the living and dining rooms. A downstairs WC is set off to the side and there is also a useful understairs cupboards. The large living room features a bay window and is open plan to the spacious dining room where even more light floods through from the wide French doors onto the garden. With more space than you would expect, a large table can easily be accommodated, and although separate rooms, the living, dining, and kitchen spaces flow together seamlessly. The kitchen/ breakfast room has been refitted in a modern country style with contemporary blue cupboards set under a quartz worktop. A deep Belfast sink and range cooker give the country vibe to the room and integrated appliances include a dishwasher. A clever breakfast bar has been incorporated, yet still has storage units underneath. To keep your toes warm on the tiled floor, there is underfloor heating too! As if that wasn't enough, a door takes you into a large utility room fitted with a sink, and spaces for a washing machine, tumble dryer, and a large fridge/freezer. A useful door is also there to gain access to the garage.

Up to the first floor and there are 3 excellent bedrooms to start with. The main bedroom is a lovely size with built-in wardrobes and an ensuite. A generous double room with plenty of space for further chests of drawers. The 2nd bedroom is also a good double bedroom with a wide range of built-in wardrobes and storage. The 3rd room is spot on as a study or small single room for a child. The family bathroom is also on this floor and fitted with a white suite with Victorian-style taps and a shower with a screen over the bath. Up the 2nd flight of stairs, the top floor was built with the 4th bedroom in place. Another fabulous double bedroom with 2 Velux windows that throw in loads of light and useful eaves storage for all those usual loft items. As a bonus, there is a large landing space which



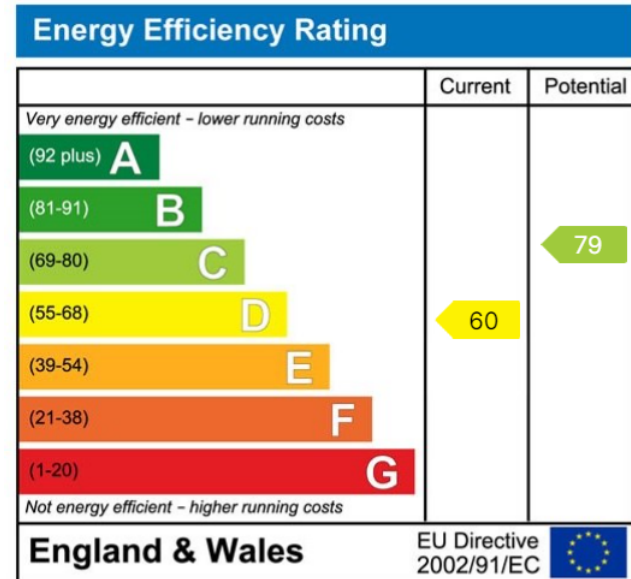
Bath Road, Atworth, Melksham, SN12

Approximate Area = 1071 sq ft / 99.4 sq m
 Limited Use Area(s) = 168 sq ft / 15.6 sq m
 Garage = 135 sq ft / 12.5 sq m
 Total = 1374 sq ft / 127.5 sq m
 For identification only - Not to scale



Certified Property Measurer
 Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS Residential). © iarchitect 2023.
 Produced for Jainie Whitfield Property Services. REF: 1061417.

- Deceptively spacious 4 bedroom link detached home
- Beautifully modernised and well presented with a modern country style
- Gorgeous kitchen/breakfast room with large utility
- Open plan Living room to Dining room with wood floors
- Main bedroom with ensuite and built in wardrobes
- 3 further bedrooms and family bathroom
- Single garage with driveway parking
- Lovely rear garden with large patio and lawn
- Excellent central village location with a variety of local amenities
- Excellent transport links to Bath and surrounding areas.



01225 705650



hello@jainewhitfield.co.uk



www.jainewhitfield.co.uk



Part of the international group of estate agents powered by EXP UK. Registered address: 5 Churchill Place, 10th Floor, London E14 5HU