



Freeguard Close, Calne, SN11 8HX

offers over **£375,000**

**richard
james**



freehold energy
efficiency rating

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Take a look at this stunning, turn-key detached family home situated in a cul-de-sac location enjoying a pleasant outlook to the front.

This home is located in the newly established Regent Park development, which benefits from being right on the doorstep of open country side, schools and a convenience store.

Internally, on the ground floor, there is an entrance hall, bright living room and a spacious modern kitchen/diner with French doors that open out to the rear garden. There is also a pantry cupboard, utility room and a cloakroom as well as an internal door into the garage.

To the first floor is a lovely family bathroom, four bedrooms, three of which are double in size with the master benefitting from an en-suite and built-in cupboard.

Externally, there is a generous sized, landscaped rear garden, driveway and garage. The cul-de-sac also benefits from having visitor parking bays. Gas central heating and double glazing. What more could you want?

Welcome Home...







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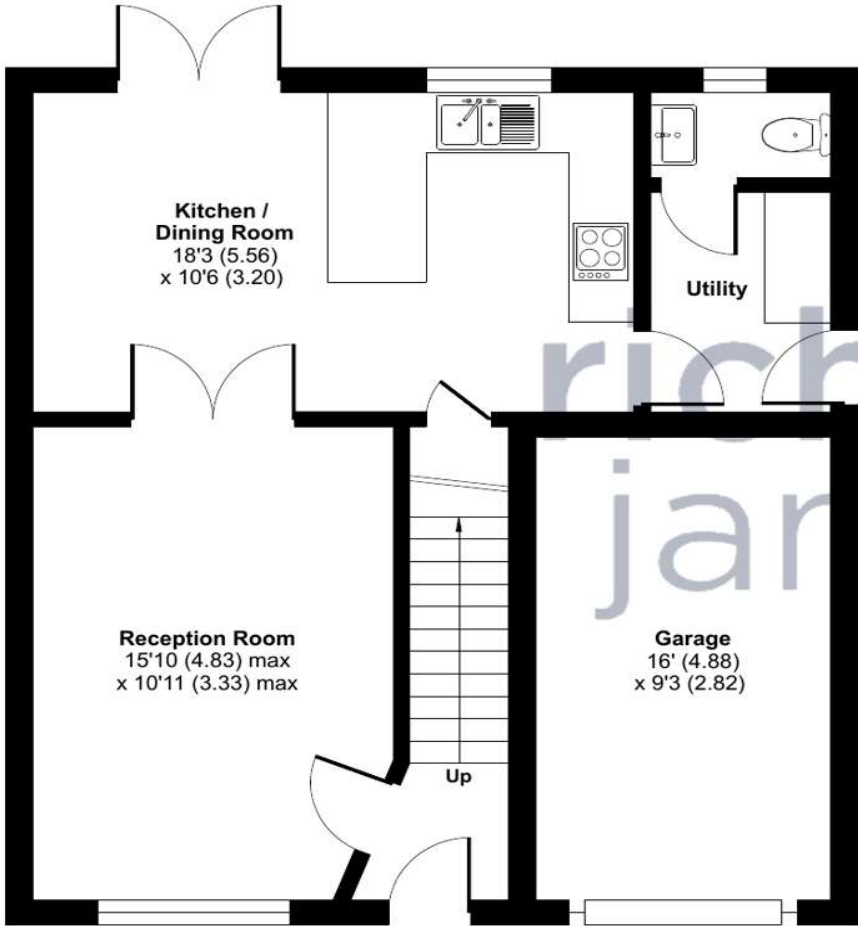


Approximate Area = 1107 sq ft / 102.8 sq m

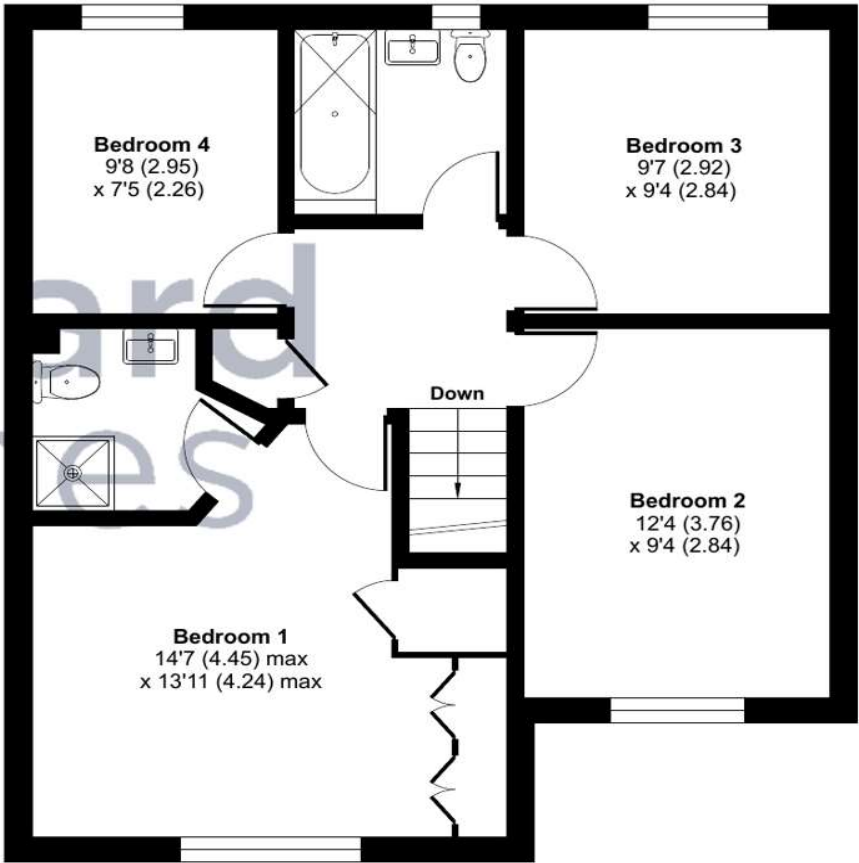
Garage = 140 sq ft / 13 sq m

Total = 1247 sq ft / 115.8 sq m

For identification only - Not to scale



GROUND FLOOR



FIRST FLOOR



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nitchecom 2023. Produced for Richard James. REF: 1054916

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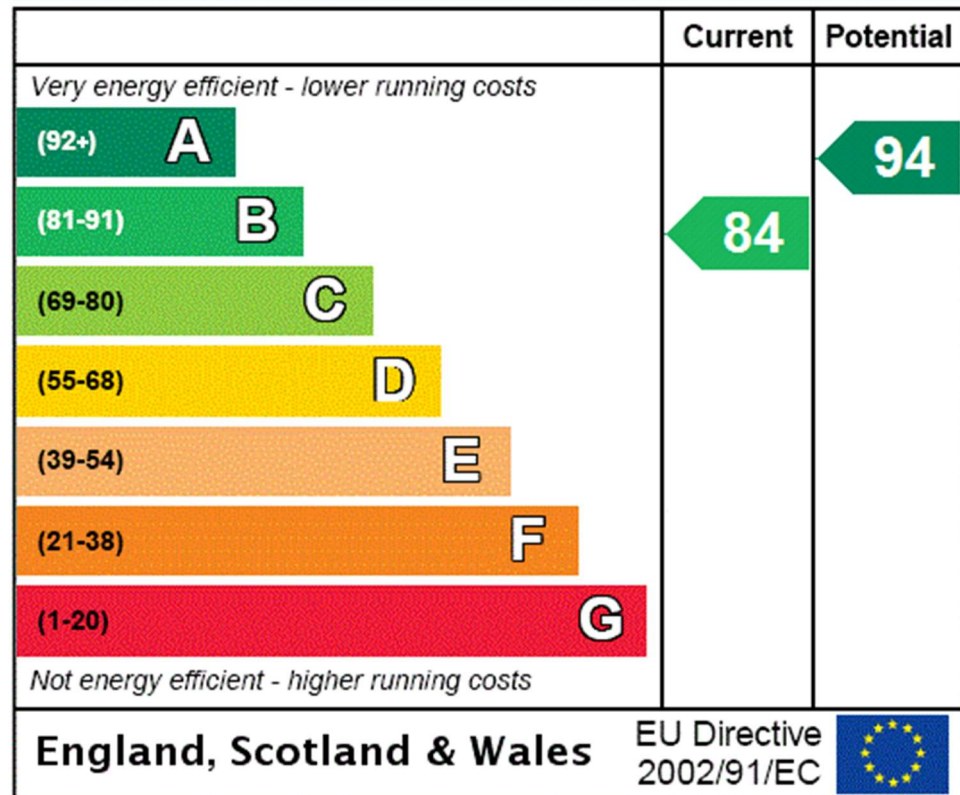
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Energy Efficiency Rating



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2. No representations are made in these particulars as to the condition of the property or as to whether any service or facilities are in good working order.
3. All Measurements are approximate.

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