



Victoria Drive, Lyneham, SN15 4TE

guide price **£350,000**

**richard
james**



A property of this caliber is a rare find, and this semi-detached house truly stands out. The spacious interior is beautifully presented and filled with natural light, beginning with an inviting hallway that leads directly to the impressive open-plan lounge, dining, and kitchen area. This expansive space is designed for modern living, featuring a bespoke refitted kitchen equipped with high-quality integrated appliances, a charming Belfast sink, and bi-fold doors that seamlessly connect the interior to the stunning gardens.

On the first floor, the home offers a luxurious family bathroom and three well-proportioned bedrooms, each thoughtfully designed to maximize both comfort and functionality. This layout is particularly suitable for family living or accommodating guests, with every detail carefully curated to foster a welcoming environment.

The private rear garden serves as a delightful retreat, showcasing well-maintained lawns and vibrant flower borders, reflecting the care of the current owners. Additionally, the front of the property features a block-paved driveway that provides convenient parking for two vehicles, enhancing both accessibility and curb appeal. This residence exemplifies a perfect blend of elegance and practicality, making it a remarkable place to call home.

Welcome Home...

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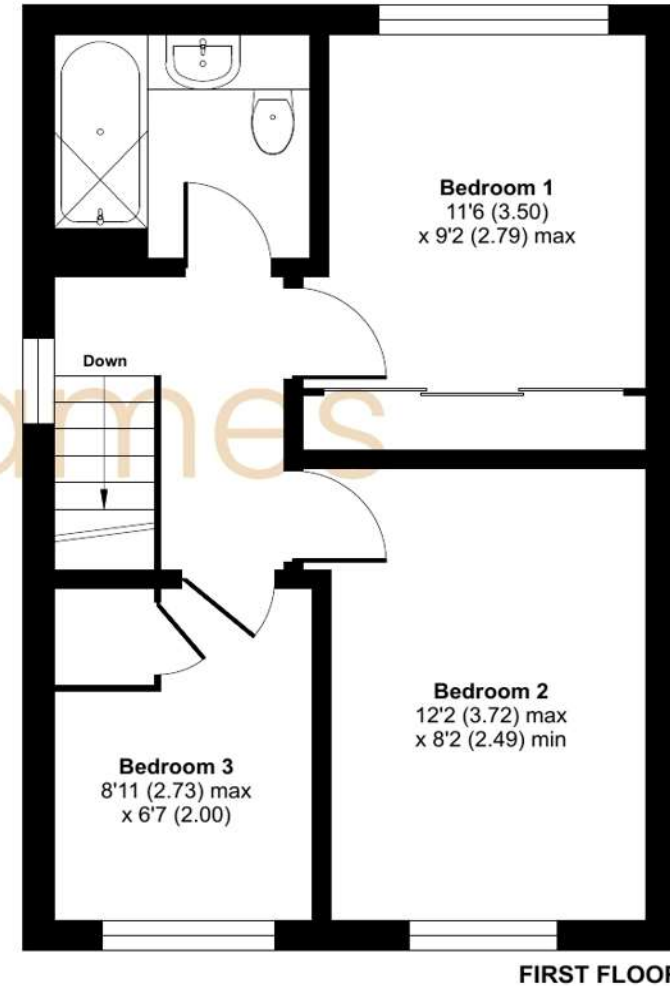
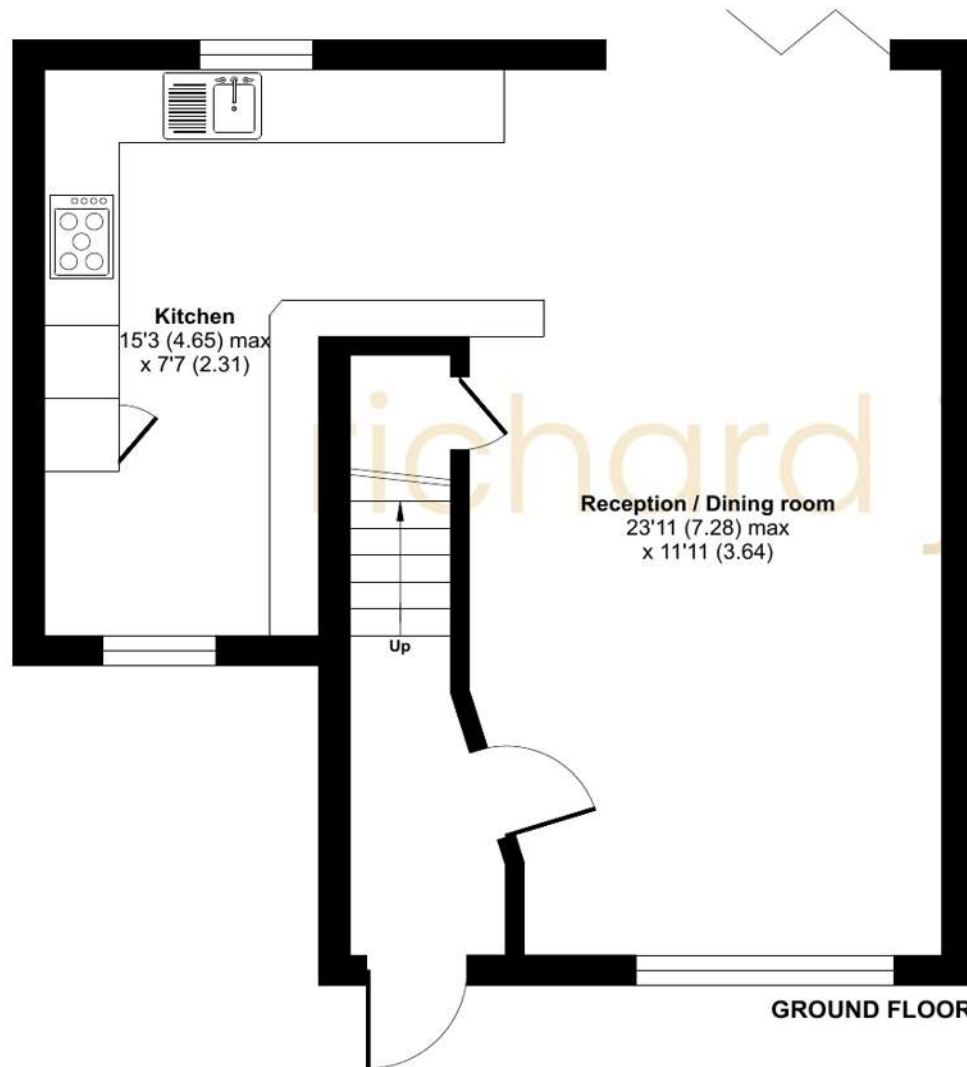




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Approximate Area = 869 sq ft / 80.7 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2024. Produced for Richard James Estate Agents Ltd. REF: 1206442

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Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92+) A		
(81-91) B		88
(69-80) C	75	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England, Scotland & Wales	EU Directive 2002/91/EC	