



# Albany Close Trowbridge BA14 7LN

A rare opportunity to acquire a stunning 5 bedroom detached residence, beautifully positioned within an exclusive development in one of the town's most prestigious addresses.

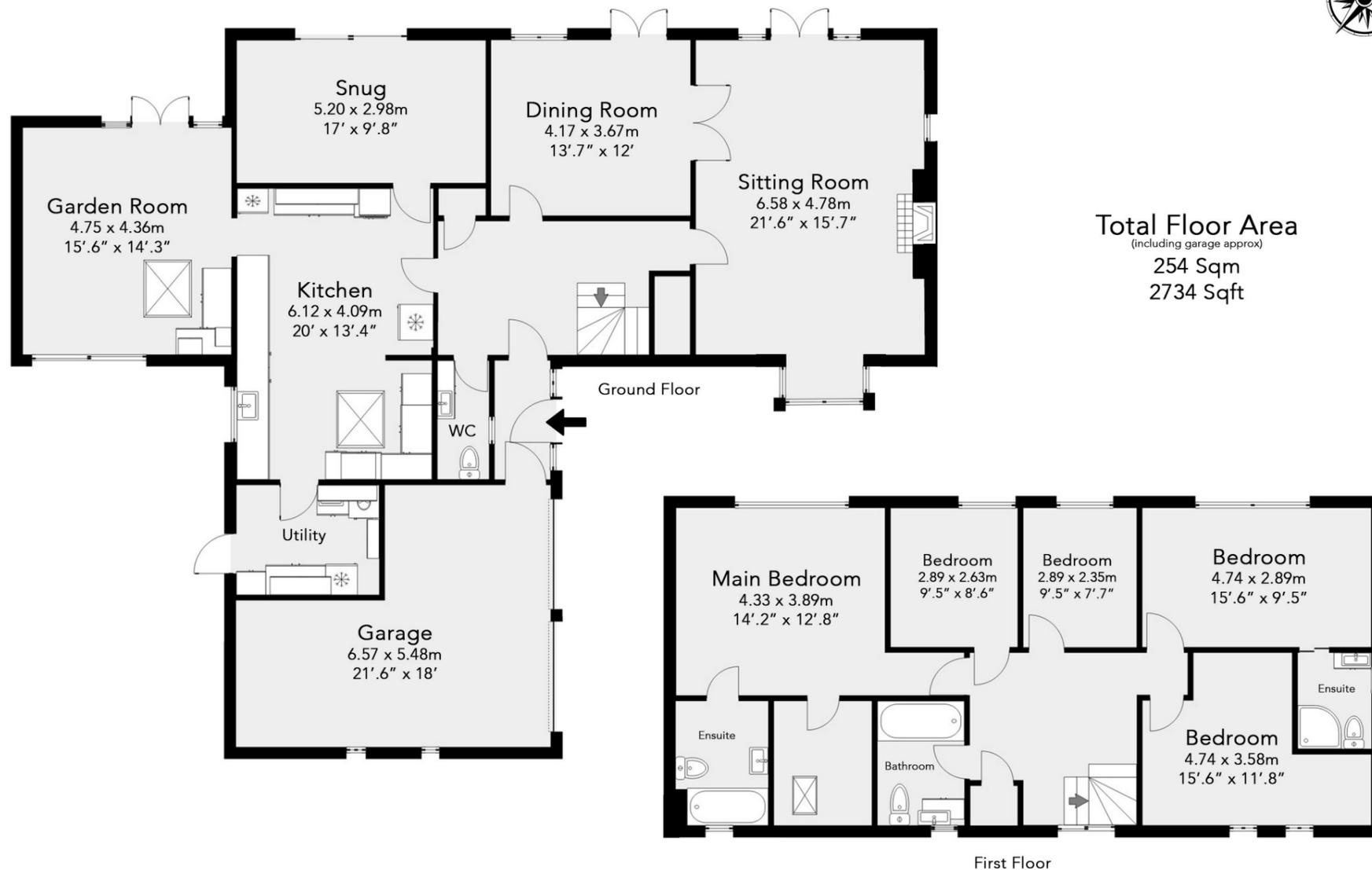
## Property Features

- 5 bedrooms
- Detached house
- No onward chain
- Prime location with the town
- Beautiful gardens
- Double garage and parking

Tenure: Freehold

**£750,000**

## 4 Albany Close BA14 7LN



All measurements of walls, doors, windows, fittings and appliances, their size and locations are approximate and cannot be regarded as being an accurate representation neither by the vendor nor their agent

# Accommodation

## Ground Floor

### Entrance Porch

With slate tiled flooring, external front door, front aspect windows, internal access to garage.

### Entrance Hall

With understairs storage, coat cupboard, radiator, access to all downstairs rooms.

### Cloakroom

With tiled flooring, WC, wash hand basin, built-in storage, radiator, internal window to porch.

### Living Room

With triple aspect windows including a front aspect bay window, feature fireplace, French doors to garden, internal glass double doors to dining room, two radiators.

### Dining Room

With rear aspect window, radiator, French doors to garden.

### Kitchen

With tiled flooring, side aspect window, range of floor and wall mounted units and worktops, integrated fridge, double chest height oven, dishwasher, ceramic sink, 5 ring gas hob, glass door to utility, open plan to:-

### Family Room

With tiled flooring, side and rear aspect windows, Velux skylight, French door to garden, built-in storage, 2 radiators.

### Snug

With hardwood flooring, 2 radiators, sliding glass doors to garden.

## First Floor

### Landing

With front aspect window, airing cupboard, access to loft, access to all upstairs rooms.

### Bedroom 1

With rear aspect window, radiator, air conditioning unit, walk-in wardrobe with built-in storage and shelving and Velux skylight.

### Ensuite Bathroom

With tile effect flooring, front aspect window, WC, bidet, wash hand basin with built-in storage, bath with shower head attachment, heated towel rail.

### Family Bathroom

With tile effect flooring, front aspect window, WC, wash hand basin with built-in storage, bath with shower head attachment, heated towel rail.

### Bedroom 2

With rear aspect window, radiator.

### Ensuite Shower Room

With tile effect flooring, side aspect window, shower, WC, wash hand basin, built-in storage, heated towel rail.

### Bedroom 3

With front aspect window, radiator, built-in storage.

### Bedroom 4

With rear aspect window, radiator.

### Bedroom 5

With rear aspect window, radiator.

## Externally

### Garden, Garage and Parking

The home is approached via a private driveway offering ample parking, leading to a double garage with power and lighting. To the rear, a beautifully landscaped and secluded garden awaits, bordered by mature trees and shrubs. Several sun-drenched patios provide perfect spots for outdoor entertaining or quiet relaxation.



## Situation

4 Albany Close is situated just off the prestigious Victoria Road within the County town of Wiltshire. Trowbridge provides a full range of amenities including various supermarkets and retail outlets, swimming pool and sports centres, library, doctors and dental surgeries, cinema complex with various bars and restaurants and a mainline railway station providing direct access to the cities of Bath, Bristol and London Waterloo. There are also numerous primary schools and three secondary schools.

The World Heritage City of Bath is approximately 12 miles distant and provides a full range of amenities with excellent shopping facilities, The Theatre Royal, Thermae Bath, cinema, numerous restaurants, many schools and a mainline railway station providing direct access to London Paddington.

The M4 motorway is also within easy access with junctions 17 and 18 both approximately 17 miles away.

## Description

This beautifully presented detached residence offers a rare opportunity to acquire a truly impressive family home, set within a generous and private plot. Finished to an impeccable standard throughout and offered with no onward chain, this property seamlessly blends spacious living with refined contemporary style.

Upon entering, you are welcomed by a large and inviting entrance hall which sets the tone for the rest of the home. The ground floor boasts a wealth of living space, including a stunning triple-aspect living room flooded with natural light, featuring a bay window to the front, a charming feature fireplace, and French doors opening directly onto the garden.

A formal dining room provides an elegant space for entertaining and also enjoys direct garden access. This flows beautifully into the heart of the home: a striking open-plan kitchen/family room, thoughtfully designed with sleek, modern finishes, extensive storage, integrated appliances, and ample room for relaxed dining and socialising. A separate snug, utility room, downstairs cloakroom, and internal access to the garage add further convenience.

Upstairs, the property continues to impress with five generously sized bedrooms. The principle suite is a true retreat, featuring a large walk-in wardrobe, stylish en suite, and integrated air conditioning. The second bedroom also benefits from its own en suite, while the remaining three bedrooms are served by a well-appointed family bathroom.

Externally, the home is approached via a private driveway offering ample parking, leading to a double garage with power and lighting. To the rear, a beautifully landscaped and secluded garden awaits, bordered by mature trees and shrubs. Several sun-drenched patios provide perfect spots for outdoor entertaining or quiet relaxation.

Set in a peaceful and leafy setting, this outstanding property offers exceptional privacy and is ideally suited for all seeking space, comfort, and quality.

## General Information

Services: We are advised that all mains services are connected.

Heating: Gas fired central heating

Local Authority: Wiltshire Council

Council Tax Band: Band G – £4,260.47

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