

Emwell Street

Warminster, BA12 8JA

COOPER
AND
TANNER



£245,000 Freehold

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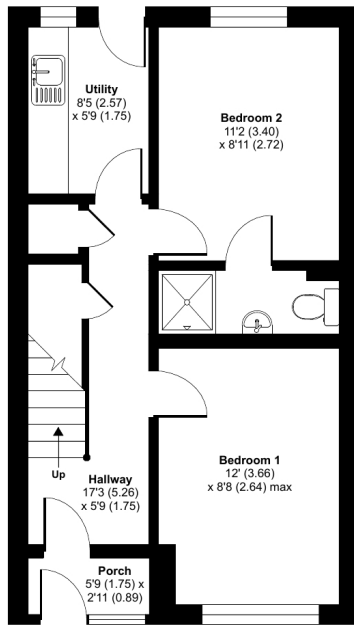
Description

A good size two bedroom mid terrace house within easy walking distance of the town centre and its amenities. The property offers off road parking, an enclosed courtyard garden and is being offered for sale with no onward chain. The property would be a great first time buy or investment purchase with double glazing and gas fired central heating. The accommodation comprises entrance porch leading into the hallway with stairs rising to the first floor, two double bedrooms, one with an en-suite shower room and a utility room having access to the enclosed courtyard garden. To the first floor there is a good size kitchen/diner with a range of fitted wall and base units, a separate sitting room and a family bathroom.

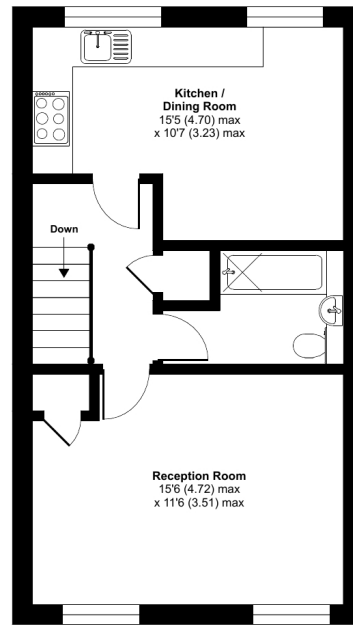
Emwell Street, Warminster, BA12

Approximate Area = 900 sq ft / 83.6 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). © nichecom 2023. Produced for Cooper and Tanner. REF: 959805



Features

- Good size mid terrace property
- No onward chain
- Ideal first time buy or investment purchase
- Off road driveway parking
- Enclosed courtyard
- Two double bedrooms
- Kitchen/diner
- Sitting room
- Bathroom and en-suite shower room
- Utility room

Local Information

- Council Tax Band B
- Tenure Freehold
- EPC Rating C

WARMINSTER OFFICE

Telephone 01985 215579

48-50, Market Place, Warminster, Wiltshire BA12 9AN

warminster@cooperandtanner.co.uk

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