

Beckford Close

Warminster, BA12 9LW

COOPER
AND
TANNER



£265,000 Freehold

This two bedroom semi detached bungalow is set in a large plot in the sought after Beckford Close within easy walking distance of the town centre. It has been extended and is in need of updating throughout. There is still plenty of room outside to extend the bungalow. It has a large driveway with lots of parking and a garage. The main feature of the property is the large enclosed rear garden. The property comes to the market with NO ONWARD CHAIN.

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DESCRIPTION

This two bedroom semi detached bungalow is set in a large plot in the sought after Beckford Close within easy walking distance of the town centre. It has been extended and is in need of updating throughout. There is still plenty of room outside to extend. It has a large driveway with lots of parking and a garage. The main feature of the property is the large enclosed rear garden. The property comes to the market with NO ONWARD CHAIN. In brief the accommodation comprises an entrance porch, entrance hall with parquet flooring, two bedrooms at the front, the sitting room is at the back with a feature fireplace. The Kitchen has a range of wall and base units with work surface over. It has an eye level double oven and a inset hob and space for a washing machine. A door then leads into a large reception room which can be used as bedroom three or a reception room, from here there is a cloakroom . In addition there is a conservatory which has doors from the reception room/ bedroom three it has doors out into the rear garden. Then there is a door to the bathroom which offers a double shower.

OUTSIDE

At the front of the property there is a large graveled driveway which offers plenty of parking for at least 4 cars and access to the garage at the side. There is garden to either side which is well stocked with established trees , plants and shrubs. At the back of the property there is a large back garden which is fully enclosed. It offers a beautiful garden with all different borders full of shrubs, plants and trees . There is a lawn and gated access to the side.

COUNCIL TAX BAND

Band ' C '

LOCATION

The historic market town of Warminster offers a wide range of shopping and leisure facilities to include library, sports centre, Snap gym, swimming pool, pre/ primary / secondary / private schools, churches, doctors' and dentists' surgeries, hospital, and post office. Warminster also benefits from a main line railway station to London Waterloo whilst the nearby A303 provides excellent road links to London to the east and Exeter to the west. Local attractions include Longleat House and Safari Park, Shearwater Lake, Stourhead and Salisbury Plain. Warminster train station has connections to Bath/ Bristol / Bradford on Avon / Westbury/ Paddington /Reading. Junction 18 / M4 is 18 miles (29km) The A361 connects to Swindon to the north-east and Barnstaple to the south-west, while the north south A350 primary route to Poole runs close to the town. Bristol Airport which is 30 miles (48 km) west. Bath and Salisbury are about 20 miles away. The A303 is about 10 miles to the south.







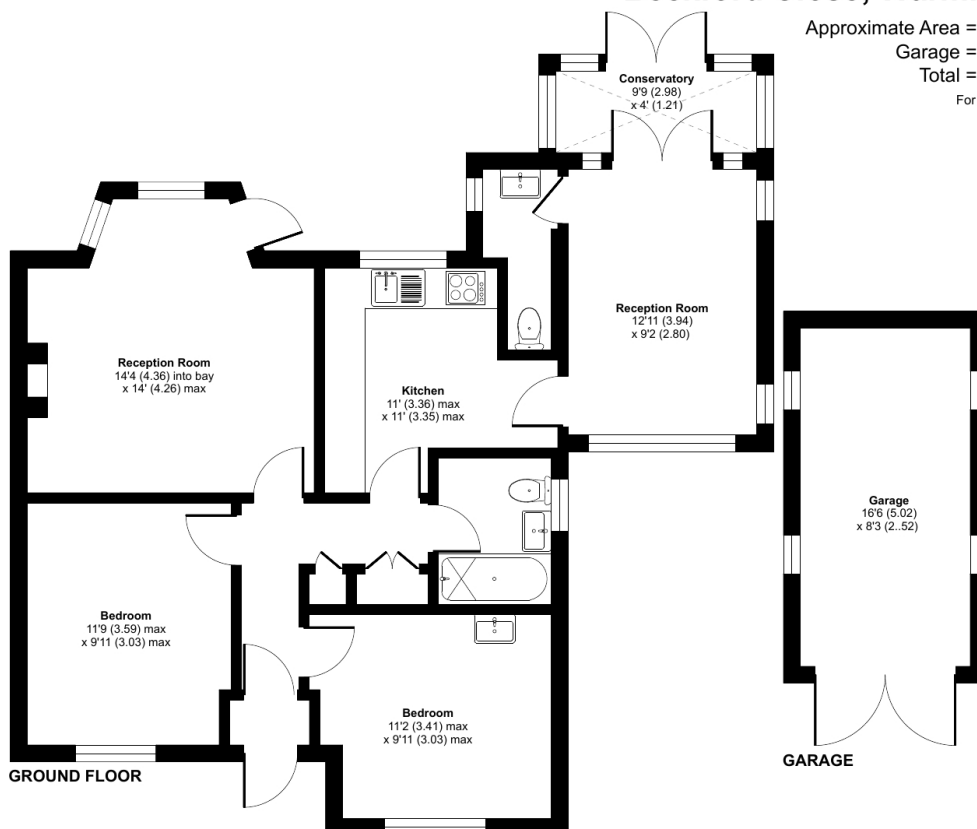
Beckford Close, Warminster, BA12

Approximate Area = 843 sq ft / 78.3 sq m

Garage = 136 sq ft / 12.6 sq m

Total = 979 sq ft / 90.9 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). © nitchecom 2025. Produced for Cooper and Tanner. REF: 1287896

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TANNER**

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