

Pampas Court

Wiltshire, BA12 8RS

COOPER
AND
TANNER



£190,000 Freehold

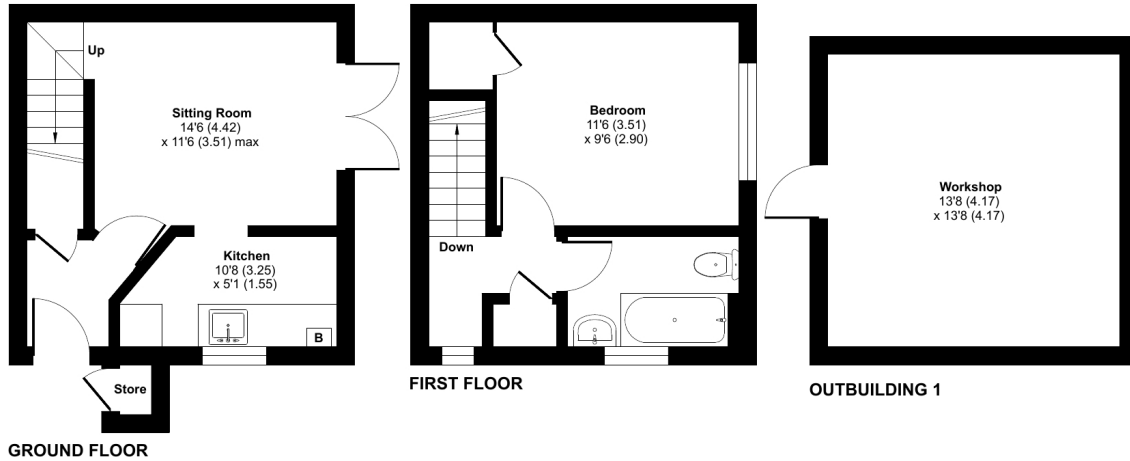
🛏 1 🛋 1 🚿 1 EPC C

Description

Cooper and Tanner are pleased to offer this one bedroom house which is a fantastic opportunity for first time buyer or those looking for an investment. The property, which is nestled in a quiet cul-de-sac, is situated close to local amenities, schools, and transport links whilst also being near to the outskirts of the town. The accommodation comprises entrance hallway which leads to a reception room, with double doors leading into the garden, and a functional kitchen. Upstairs there is one double bedroom with inbuilt storage and a bathroom. Outside, there is a large workshop within the garden and also parking for 2 vehicles.

Pampas Court, Warminster, BA12

Approximate Area = 440 sq ft / 40.8 sq m
Outbuilding = 191 sq ft / 17.7 sq m
Total = 631sq ft / 58.5 sq m
For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2024. Produced for Cooper and Tanner. REF: 1130548



Features

- One bedroom
- Off street parking
- First time buyer/investor opportunity
- Cul-de-sac location
- Close to amenities
- Workshop
- End of Terrace

Local Information

- Tenure Freehold
- EPC Rating C

WARMINSTER OFFICE

Telephone 01985 215579

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

warminster@cooperandtanner.co.uk

**COOPER
AND
TANNER**

Important Notice: These particulars are set out as a general outline only for the guidance of intended purchasers and do not constitute, nor constitute part of, an offer or contract. All descriptions, dimensions, reference to condition and necessary permissions for use and occupation, warranties and other details are given without responsibility and any intending purchasers should not rely on the m as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them.

