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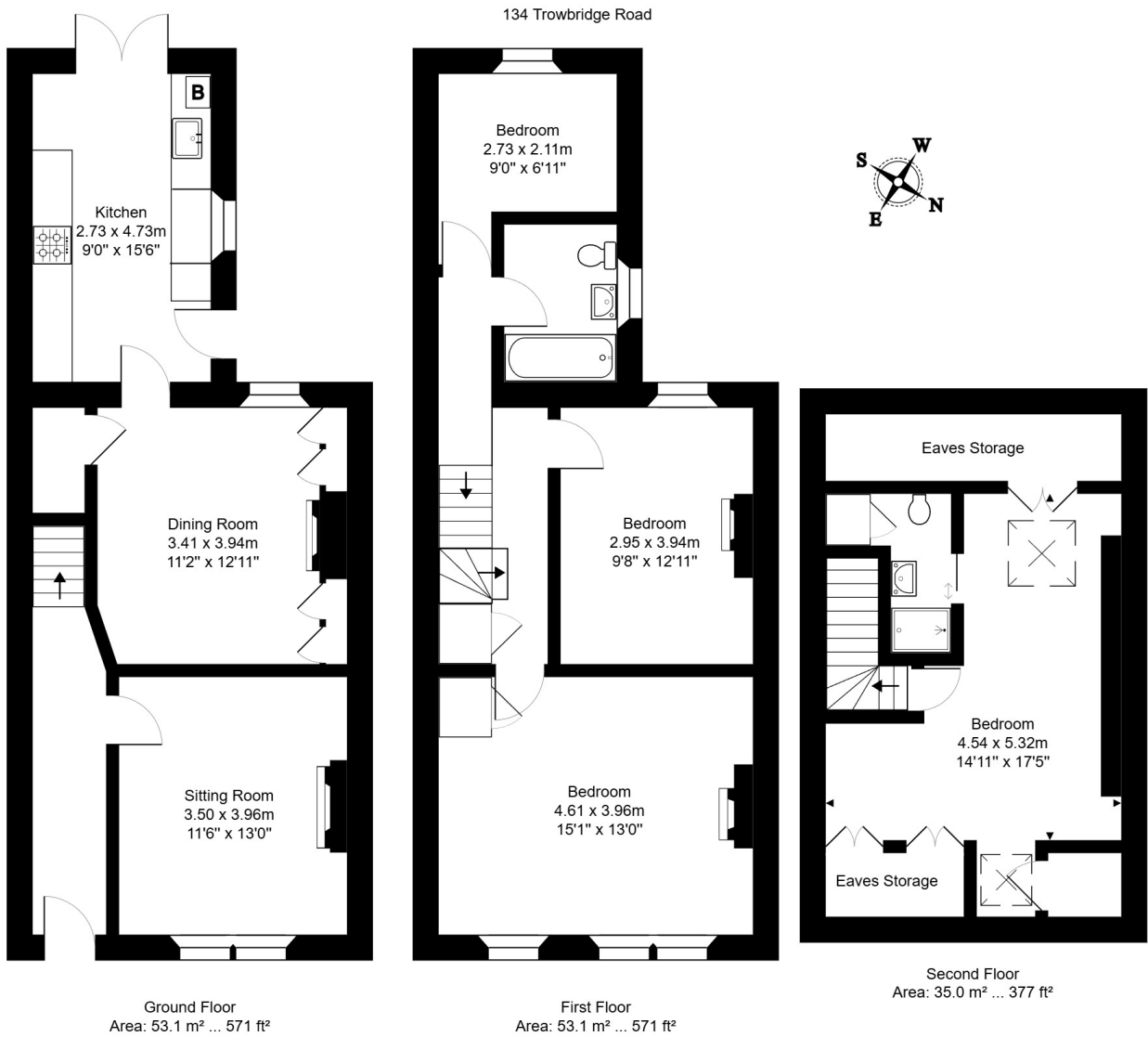
Bath & Bradford on Avon

Residential Sales



Trowbridge Road, Bradford on Avon





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134 Trowbridge Road
Bradford-on-Avon
BA15 1EW

Exuding Edwardian elegance and rich period detail, this exceptional 4 bedroom home combines classic style with contemporary comfort. Ideally situated within easy reach of local amenities, the property is offered to the market with no onward chain.

Tenure: Freehold

£525,000

Situation

Bradford on Avon is a charming market town with many facilities and amenities including; a range of individual shops, supermarkets, swimming pool, library, doctors and dental surgeries, countryside walks along the River Avon from the Tithe Barn and the Kennet and Avon canal and a mainline railway station providing direct access to the cities of Bath and Bristol. There are two primary schools, Fitzmaurice and Christchurch and a secondary school, St Laurence which is extremely well thought of.

The World Heritage City of Bath is approximately 7 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 16 miles away.

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 C – £2,275.51

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Description

Perfectly positioned just a short walk from a wealth of local amenities, this superb 4 bedroom Edwardian terraced home has been beautifully maintained and is presented in immaculate condition throughout.

From the moment you step inside, the property's period character and charm are immediately apparent. Many rooms feature elegant cast iron fireplaces and original hardwood flooring, creating a warm and inviting atmosphere. The ground floor offers generous and flexible living spaces, including a bright and spacious living room, a versatile dining/family room, and a well appointed kitchen/breakfast room fitted with an excellent range of units and integrated appliances.

The first floor comprises 3 impressive double bedrooms and a stylish family bathroom, while the second floor hosts a stunning principal bedroom complete with en suite and extensive built-in storage.

Outside, the delightful rear garden provides a tranquil and private retreat, featuring mature trees, lush greenery, and a sun-drenched patio ideal for outdoor dining and relaxation. The garden also benefits from rear access leading to off street parking for 2 vehicles.

Offered to the market with no onward chain, this outstanding period home effortlessly combines timeless Edwardian elegance with modern comfort, an exceptional opportunity not to be missed.

Accommodation

Ground Floor

Entrance Hall

With part glazed external front door, hardwood flooring, radiator, stairs rising to first floor.

Living Room

With 2 front aspect sash windows, cast iron feature fireplace, radiator.

Dining Room

With hardwood flooring, rear aspect sash window, cast iron feature fireplace, built-in storage, understairs storage, radiator.

Kitchen

With stone tiled flooring, 2 side aspect sash windows, side external wooden door, rear external glazed double doors, window seat, a range of floor and wall mounted units, work surface area incorporating Belfast sink, integrated oven, 4 ring gas hob, space and plumbing for dishwasher, space and plumbing for washing machine, gas fired boiler providing domestic hot water and central heating, radiator.

First Floor

Landing

With stairs rising to second floor, access to loft space via ladder, access to all first floor rooms.

Bedroom 4

With rear aspect sash window, radiator.

Bedroom 3

With hardwood flooring, rear aspect sash window, feature cast iron feature fireplace, radiator.

Bedroom 2

With 3 front aspect sash windows, cast iron feature fireplace, built-in storage, radiator.

Bathroom

With hardwood flooring, side aspect window, wash hand basin, WC, bath with shower attachment, built-in storage, heated towel rail, radiator.

Second Floor

Bedroom 1

With front and rear aspect Velux windows, eaves storage, radiator.

En Suite

With tiled flooring, rear aspect Velux window, wash hand basin, WC, shower, heated towel rail, eaves storage.

Externally

Garden and Parking

The delightful rear garden provides a tranquil and private retreat, featuring mature trees, lush greenery, and a sun-drenched patio ideal for outdoor dining and relaxation. The garden also benefits from rear access leading to off street parking for 2 vehicles.

