



Connells

Boundary Walk
Trowbridge



Property Description

Situated in a popular and well-established residential location on the sought-after North Bradley side of Trowbridge, this well-presented purpose-built two-bedroom first floor apartment offers a superb opportunity for first-time buyers, downsizers, or investors alike.

Upon entering the apartment, you are welcomed by an entrance hall providing access to all principal rooms and useful storage.

The bright and spacious living/dining room enjoys a pleasant outlook and offers ample space for both relaxation and entertaining. The adjoining kitchen is fitted with a range of matching wall and base units, work surfaces, and space for essential appliances.

There are two bedrooms, including a generous principal bedroom with space for wardrobes, and a well-proportioned second bedroom ideal as a guest room, home office, or nursery. Completing the accommodation is a modern bathroom fitted with a three-piece suite.

The location is particularly convenient, offering easy access to local amenities, well-regarded schools, countryside walks, and transport links into Trowbridge town centre and beyond.

An early viewing is highly recommended to fully appreciate the space, condition, and setting this delightful apartment has to offer.

Entrance

Door to front aspect. Stairs lead up to first floor accommodation.

Landing

Window to side aspect. Doors to Lounge, Bedrooms, Bathroom & open access to Kitchen. Storage cupboard.

Lounge

Window to front aspect.

Kitchen

Window to rear aspect. Comprising a range of wall and base units with work surface over & splashback tiling. Inset sink and drainer unit. Built in oven and inset hob. Breakfast bar. Space for appliances.

Bedroom One

Window to rear aspect. Built in wardrobes.

Bedroom Two

Window to front aspect. Overstairs storage cupboard.

Bathroom

Obscure window to rear. Suite comprising panel enclosed bath, with mixer tap / shower attachment, pedestal wash hand basin & low level wc. Splashback tiling.

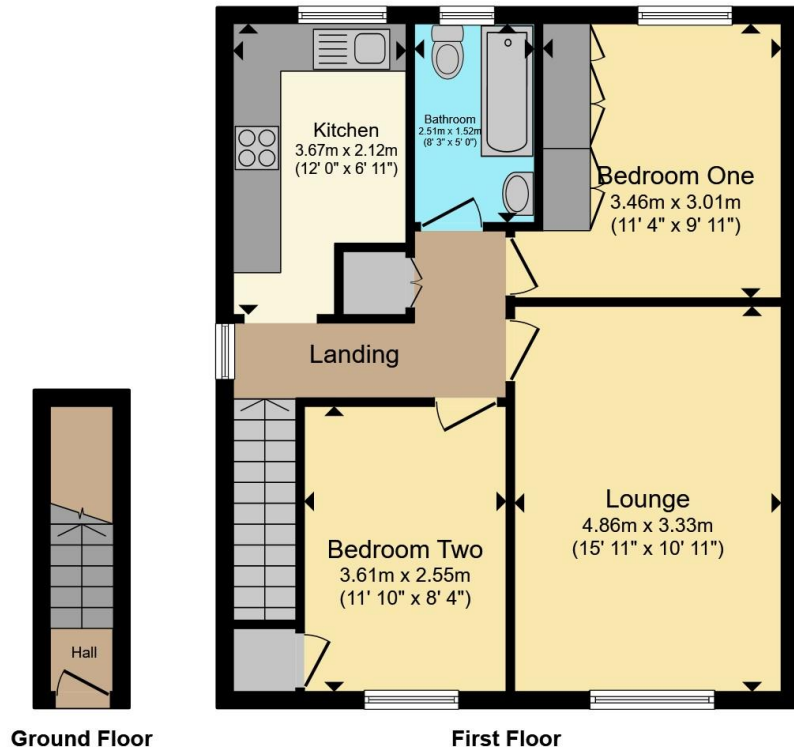
Garage

The property is afforded a garage in a nearby block.

Agents Note

Please be advised the property is currently rented out and the photo's show the tenants belongings.





Total floor area 61.1 m² (657 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

Connells



To view this property please contact Connells on

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11 Fore Street
TROWBRIDGE BA14 8HA

EPC Rating: C Council Tax Band: A

Service Charge: Ask Agent

Ground Rent: Ask Agent

Tenure: Leasehold

view this property online [connells.co.uk/Property/TWB307661](https://www.connells.co.uk/Property/TWB307661)

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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