



## Detached House 'To Let'

£2,100 PCM

Wickham Close, Chipping Sodbury



### KEY FEATURES

Detached Family Home – Popular Cul-de-Sac – Entrance Porch & Hall – Lounge with Gas Fire – Conservatory – Study – Dining Room – Kitchen/Breakfast Room with Cooker/Hob – Utility Room – WC – Four Bedrooms – En-Suite Shower Room – Additional Shower Room – Gas Central Heating – Double Glazing – Off Street Parking – Double Garage – Unfurnished.

**EPC - C - DEPOSIT £2423.00**

## Description

This spacious family home is positioned in the corner of a popular cul-de-sac in Chipping Sodbury. The Frome Valley Walkway is on your doorstep, plus the High Street is a convenient walk away. Accommodation is spacious throughout, consisting of a lounge with gas fireplace, dining room, study, conservatory, kitchen/diner, utility room and a guest cloakroom. Upstairs there are four bedrooms, an en-suite shower room and an additional shower room. The garden is fabulous, with a beautifully kept garden, patio and mature beds. There is also a greenhouse, storage shed, double garage and good off-street parking. Available now for six months to long term. No smokers. (EPC-C)



## Situation

The historic market town of Chipping Sodbury sits on the edge of the Cotswolds and has excellent road links to the A46, the M4 (Junction 18 is approx 4.9 miles away), M5 (Junction 14 is approx. 8.8 miles away), Bristol and Bath. The nearby Yate train station (approx 1.9 miles away) also provides good transport links for commuters to Bristol. The historic High Street dates back to the 12th Century and offers a wide and eclectic range of shops and established businesses which support the town and attract visitors. There is a selection of both Primary and Secondary Schooling in the general area of good reputation. Chipping Sodbury has many nearby country walks, a lovely common, golf course, cricket club, rugby club, tennis club and the Waitrose store which is a huge attribute to the town.



## Local Authority & Council Tax

South Gloucestershire Council  
Council Tax Band - E



## Contact & Viewing

T: 01454 417336  
w: [www.milburys.co.uk](http://www.milburys.co.uk)

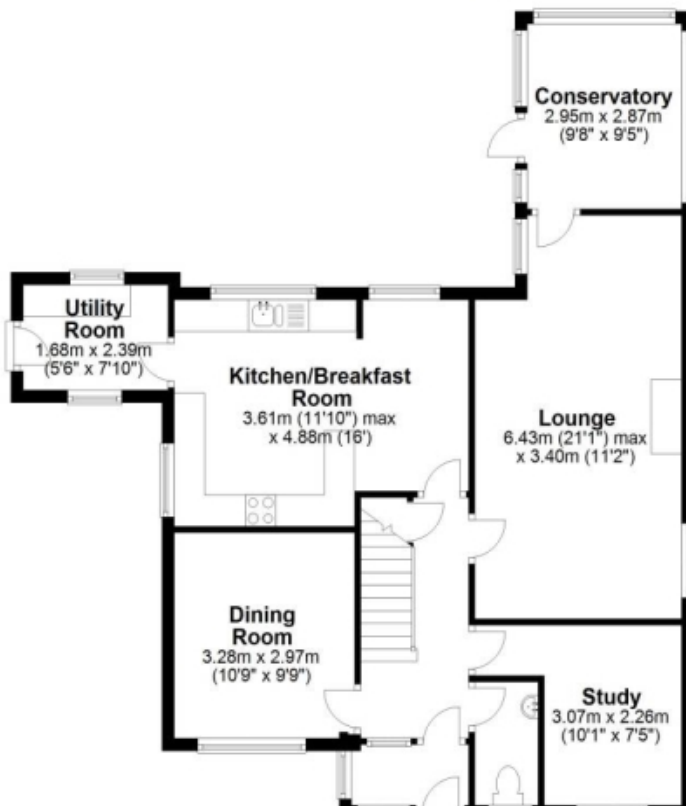




## Floorplan

### Ground Floor

Approx. 80.8 sq. metres (870.3 sq. feet)



### First Floor

Approx. 63.8 sq. metres (686.7 sq. feet)



## Additional Photos



## Important Notice

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