



**84 Westbrook, Chippenham, SN15 2EE**

**£450,000**

Forming part of Westbrook Farm, offering far reaching rural views to the rear, this recently updated, redecorated and re carpeted detached bungalow is offered for sale with NO ONWARD CHAIN. Comprising; entrance hallway, lounge, conservatory, kitchen, utility room, wet room, newly fitted en suite bathroom, two bedrooms and a further bedroom/formal dining room. To the front allocated parking and to the rear a private garden with patio and steps leading down to a mature lawned area backing on to agricultural land usually home to horses and ponies.



## Mead View, Westbrook Farm



The entrance hallway gives access to the lounge with open fire, door in to the conservatory which offers extensive rural views and double doors in to the formal dining room/bedroom three. The kitchen is generous in size with tiled floor, range of floor and wall mounted units, electric oven and electric hob, an opening leads to the utility area. All bedrooms are doubles to the rear of the home maximising the beautiful outlook. A brand new en suite bathroom accompanies bedroom one with wet room accessible from the entrance hall. To the front there is parking and to the rear a private garden with newly laid patio and steps leading down to a mature lawned area backing on to agricultural land.

## Tenure



We are advised the property is Freehold. The property and its owners will become part of the management company once all properties on the development have been sold. The water is metered. Has oil fired central heating and its waste is disposed of via a sewage treatment plant.

## Council Tax



We are advised that the property is band C.

## Location

What three words location :  
///serenade.tilts.mammal

**The property comprises;**

## Entrance Hall

**Lounge 18'5 x 15'9 (5.61m x 4.80m)**



**Conservatory 16'11 x 8'11 (5.16m x 2.72m)**





**Kitchen 13'10 x 10'04 (4.22m x 3.15m)**



**Bedroom Two 14'7 x 11'3 (4.45m x 3.43m)**



**Utility Room 13' x 6' (3.96m x 1.83m)**

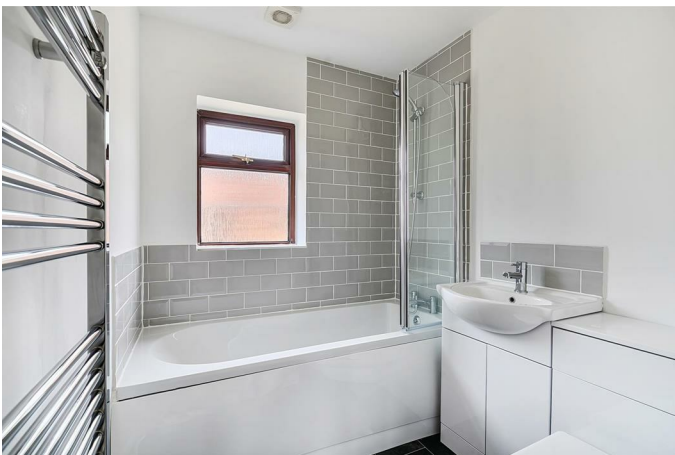
**Bedroom One 13'8 x 13'2 (4.17m x 4.01m)**



**Bedroom Three/Formal Dining Room 14'7 x 11'9 (4.45m x 3.58m)**



**En Suite Bathroom**



**Wetroom**



**Gardens**

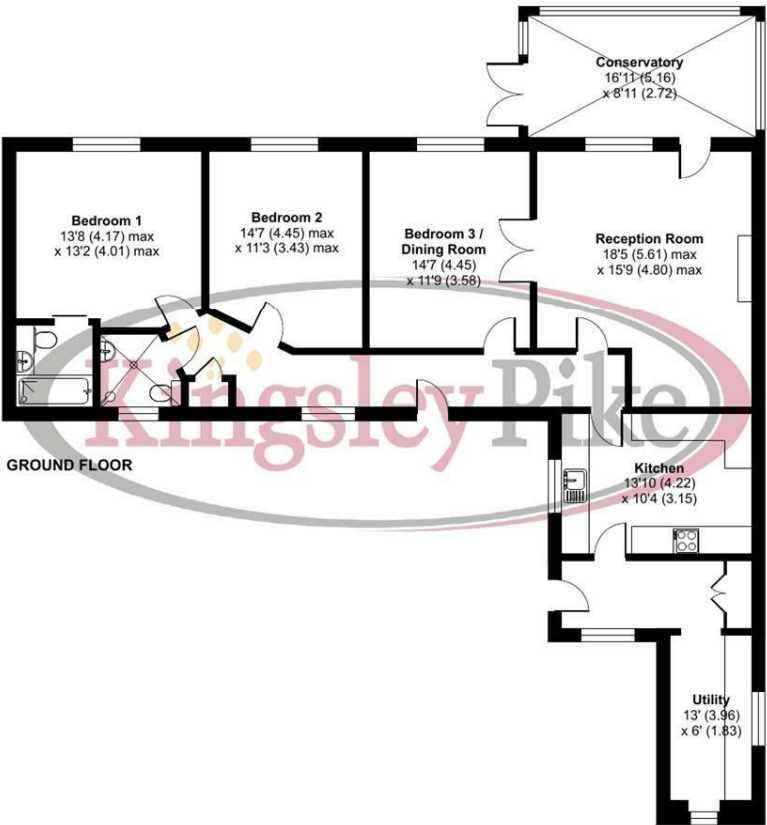


**Driveway**

Floor Plan

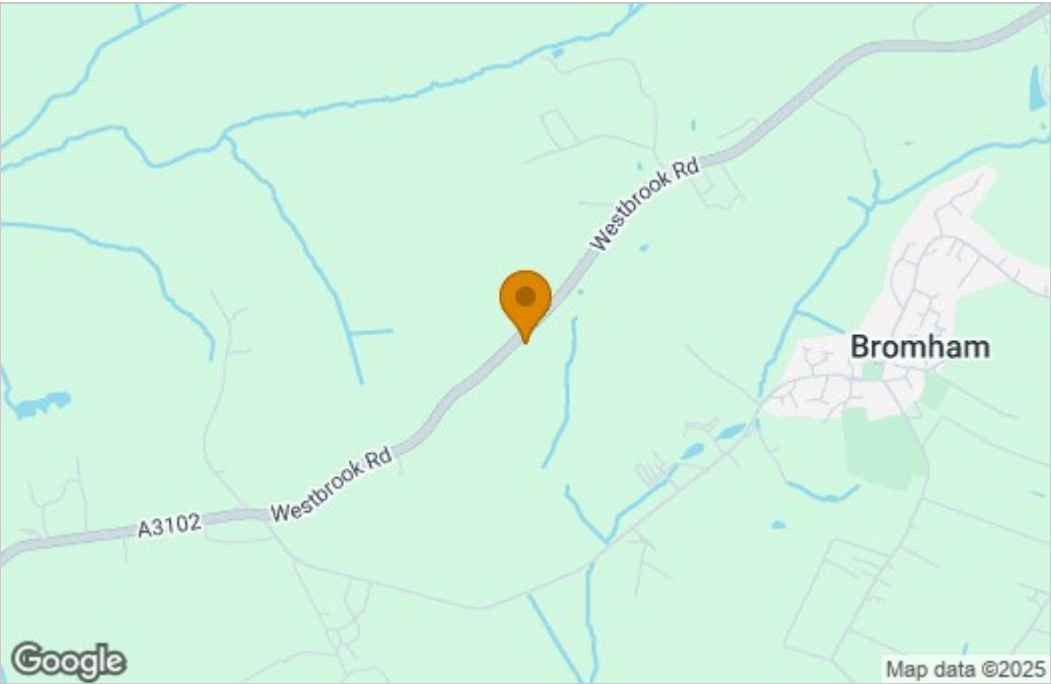
Westbrook, Bromham, Chippenham, SN15

Approximate Area = 1506 sq ft / 139.9 sq m  
For identification only - Not to scale

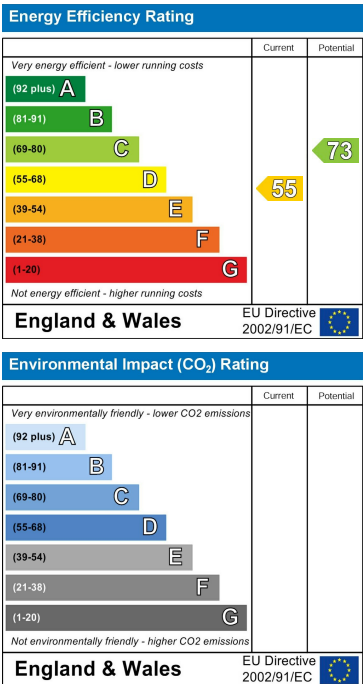


Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2025. Produced for Kingsley Pike. REF: 1385678

Area Map



Energy Efficiency Graph



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