



Falcon Road, Warminster, BA12 8FX

welcome to

Falcon Road, Warminster

A beautifully presented three-bedroom family home on the sought-after Tascroft Rise development, featuring a bright lounge, modern kitchen/dining room with built-in appliances, utility cupboard, and patio doors opening onto the rear garden. Ideal for modern family living.

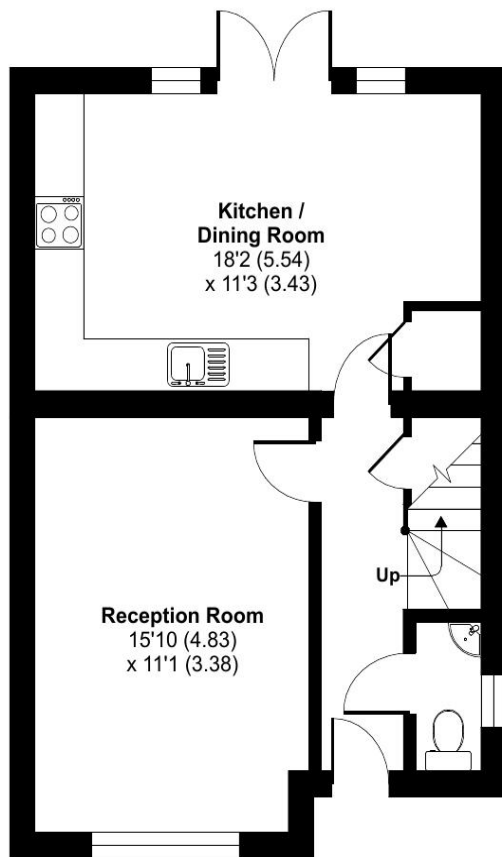




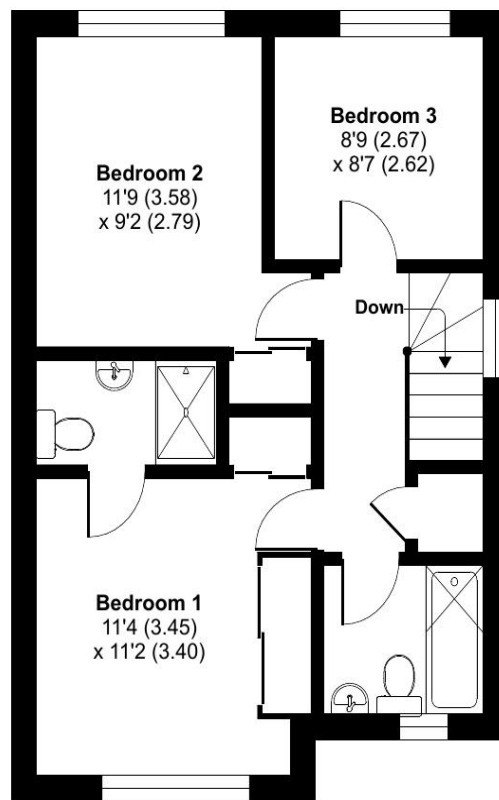
Falcon Road, Warminster, BA12

Approximate Area = 986 sq ft / 91.6 sq m

For identification only - Not to scale



GROUND FLOOR



FIRST FLOOR

Hall

Reception Room

18' 10" x 11' 1" (4.83m x 3.38m)

Kitchen/Dining Room

18' 2" x 11' 3" (5.54m x 3.43m)

WC

Bedroom One

11' 4" x 11' 2" (3.45m x 3.40m)

En-Suite Shower Room

Bedroom Two

11' 9" x 9' 2" (3.58m x 2.79m)

Bedroom Three

8' 9" x 8' 7" (2.67m x 2.62m)

Bathroom

Garden

Parking



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Falcon Road, Warminster

- Beautifully presented three-bedroom family home
- Desirable location
- Bright and spacious lounge
- Modern kitchen/dining room with built-in appliances
- Principal bedroom with en-suite shower room

Tenure: Freehold EPC Rating: B

Council Tax Band: C

£335,000



Please note the marker reflects the postcode not the actual property

view this property online allenandharris.co.uk/Property/WST108263



Property Ref:
WST108263 - 0002

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 is 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 or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.


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