



**OLYMPIAN ROAD, PEWSEY, SN9**  
£1,600 per month\*

**Carter Jonas**



# OLYMPIAN ROAD, PEWSEY, WILTSHIRE, SN9

- Unfurnished
- Five Bedrooms
- Garage and drive-way parking
- Garden
- Modern
- 1453 sq m

## LOCATION

The property is situated in the large village of Pewsey within the beautiful surrounding countryside of the Pewsey Vale. The village is a substantial and historic place dating from Saxon times, with links to King Alfred, and boasts the oldest carnival in Wiltshire. The village provides a comprehensive range of shops and amenities including well regarded private and state schools, a sports centre with swimming pool, various pubs and restaurants and a fast and efficient rail service to London Paddington. The highly regarded market town of Marlborough is about 7 miles to the north and Swindon, Salisbury, Oxford and Bath are all easily reached.

## THE PROPERTY

This UNFURNISHED accommodation comprises an entrance hall, with cloakroom, which leads to the main reception room. On the other side of the entrance hall is the spacious open plan kitchen/dining room. Off the kitchen is a small utility room for white goods. French doors in the dining area open out onto the rear garden. On the first floor are two large double bedrooms, one of which benefits from built in wardrobes and a jack and jill ensuite, which can also be accessed from the landing, the bathroom comprises a sink, toilet and shower. On the second floor are a further three bedrooms, two of which would make perfect rooms for children or as a study. These two rooms are serviced by a bathroom which comprises toilet, sink and a bath. The third room on this floor benefits from built in wardrobes and an ensuite with toilet sink and shower.

Outside there is an enclosed garden as well as a single garage and a driveway offering off street parking.

A spacious five-bedroom town house set over three floors offering excellent family accommodation within easy walking distance of local amenities.





Council Tax Band: E (Wiltshire Council Website for costs) EPC- C

The holding deposit for the property will be £369.23 and the deposit £1,846.15 , subject to the rent being as advertised at £1,600 pcm.


Internet & Mobile: Further information on availability and speeds can be found at

Ofcom website. Internet services available are FTTP, FTTC, or ADSL.

Utility Services: Mains water and drainage, gas central heating and mains electric..

## ADDITIONAL INFORMATION

Offers	Available for a minimum term of 12 months longer terms will be considered
Viewing	Strictly by appointment
Local Authority	Council Tax Band E

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>	75	84
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC	





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Classification L2 - Business Data

### IMPORTANT INFORMATION

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