



**82 Colebrook Road,
Coleview, Swindon, SN3 4DU**

- Semi Detached House
- IN NEED OF MODERNISATION
- Three Bedrooms
- POTENTIAL TO EXTEND (STPP)
- NO ONWARD CHAIN
- 21ft Lounge/Diner
- Garage
- Driveway Parking
- Front & Rear Garden
- Excellent Location

Offers In Excess Of £240,000



*** IN NEED OF MODERNISATION *** NO ONWARD CHAIN *** Primary Homes & Lettings are delighted to offer this three bedroom semi detached house with POTENTIAL TO EXTEND (subject to planning permission). Located in the popular area of Coleview within easy access to all local amenities, schools and transport links such as the A419 & A420. The accommodation briefly comprises of entrance hallway, lounge/diner, kitchen, three bedrooms and bathroom. Property also benefits from a garage, driveway parking, front and rear garden and mostly uPVC double glazing. An early viewing is highly recommended.

Entrance Hallway

uPVC front door. Stairs to first floor. Storage cupboard.

Kitchen

uPVC window to front and side elevation. uPVC door to side. Wall and base units with rolled edge worktop over. Stainless steel sink and drainer. Space for cooker, washing machine, tumble dryer and fridge/freezer. Vinyl flooring. Part tiled walls.

Lounge/Diner

uPVC windows to rear and side elevation. Open fireplace with tiled surround. Storage heater.

Landing

Airing cupboard. Loft access.

Bedroom One

uPVC window to front elevation. Storage heater.

Bedroom Two

uPVC window to rear elevation. Storage heater.

Bedroom Three

uPVC window to side elevation. Vinyl flooring.

Bathroom

Two obscured windows to side elevation. White suite comprising of panelled bath with electric shower over, pedestal wash hand basin and low level W.C. Part tiled walls. Heated towel rail.

Garage

Double doors. Light and power.

Front Garden

Driveway parking. Mostly laid to lawn with brick wall to front. Gated access to rear garden. Storm porch. Outside light.

Rear Garden

Enclosed by timber fencing. Large paved patio. Laid to lawn. Gated access to front garden. Outside tap.

Note

There is no gas in the property.

Sizes

Please note, all measurements of room sizes given are not guaranteed and figures are for guidance only.

Viewings

Strictly via our Swindon office telephone (01793) 641641.

Mortgages

If you would like independent mortgage advice please call Primary Mortgage Centre on (01793) 616617. Home visits available.

Money Laundering

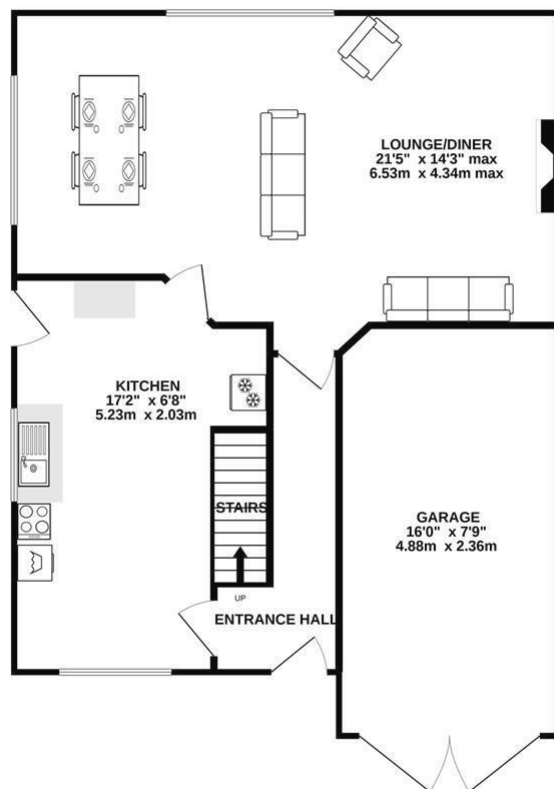
Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale.



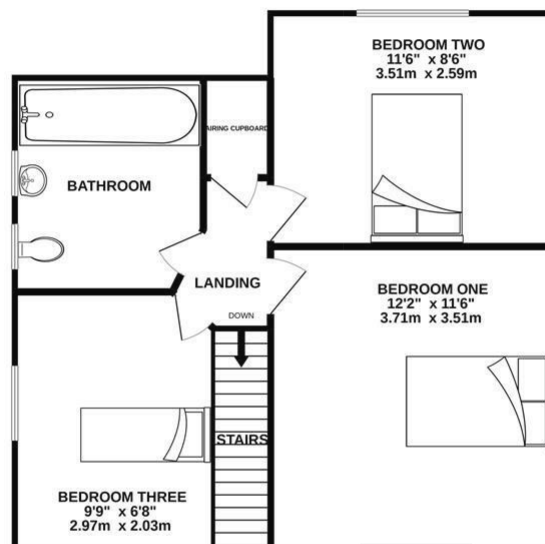
PRIMARY HOMES & LETTINGS

Tel: 01793 641 641

GROUND FLOOR



1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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101 Commercial Road, Swindon, SN1 5PL
 Tel: 01793 641641 Fax: 01793 618127
 Email: info@primaryhomesandlettings.co.uk
www.primaryhomesandlettings.co.uk