



2 D Commercial Road, Town Centre, Swindon, SN1 5NF

- IDEAL FIRST TIME BUY OR BUY TO LET INVESTMENT
- Second Floor Apartment
- One Bedroom
- NO ONWARD CHAIN
- Long Lease 979 Years Remaining
- Low Service Charges & No Ground Rent
- 17ft Lounge/Diner
- Entrance Hallway/Study Area
- Currently Let for £8,700 Per Annum
- Town Centre Location

Chain Free £110,000



*** ATTENTION ALL BUY TO LET INVESTORS & FIRST TIME BUYERS *** Primary Homes and Lettings are pleased to offer this fully furnished second floor one bedroom apartment being sold with NO ONWARD CHAIN. Situated on Commercial Road in the heart of Swindon Town Centre. The accommodation comprises of entrance hallway/study area, lounge/diner, kitchen, bedroom and shower room. An early viewing is highly recommended.

Entrance Hallway/Study Area

uPVC window to side elevation. Intercom system. Electric heater.

Lounge/Diner

Two uPVC windows to side elevation. Inset ceiling lights. Two electric heaters.

Kitchen

uPVC window to side elevation. White gloss wall and base units with rolled edge worktops over. Stainless steel sink and drainer. Built in double oven. Ceramic hob with extractor hood over. Integral washing machine. Space for fridge/freezer. Part tiled walls. Tiled flooring. Inset ceiling lights.

Bedroom

uPVC bay window to front elevation. Built in double wardrobe. Electric heater.

Lobby

uPVC window to side elevation. Storage cupboard. Electric heater.

Bathroom

uPVC window to side elevation. White suite comprising of built in shower, pedestal wash hand basin with splash back tiles and low level W.C. Extractor fan. Shaving point and light. Part tiled walls. Tiled flooring. Heated towel rail.

Lease Terms

999 year lease with 979 years remaining.

Management & Ground Rent

No ground rent. Management charges - £600 per annum.

Photographs

Please note that photos were taken prior to the current tenants moving into the property.

Sizes

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

Viewings

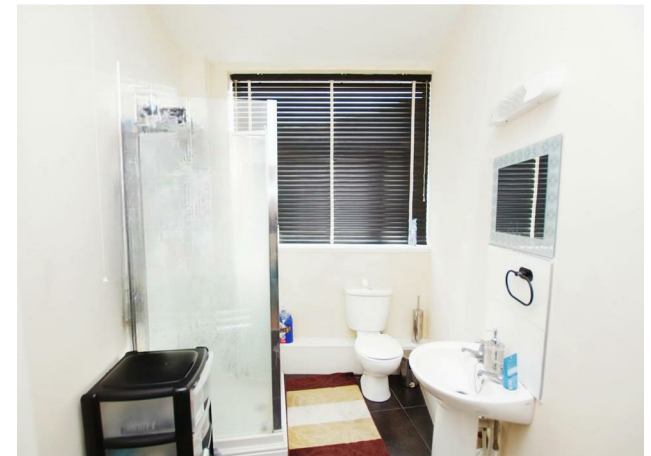
Strictly via our Swindon office telephone (01793) 641641.

Mortgages

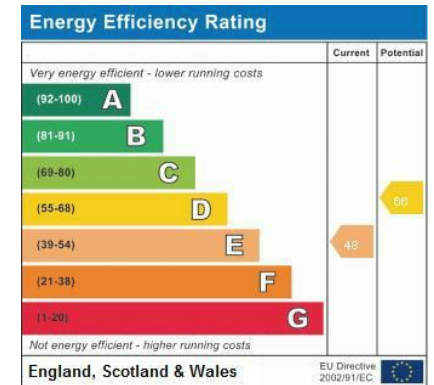
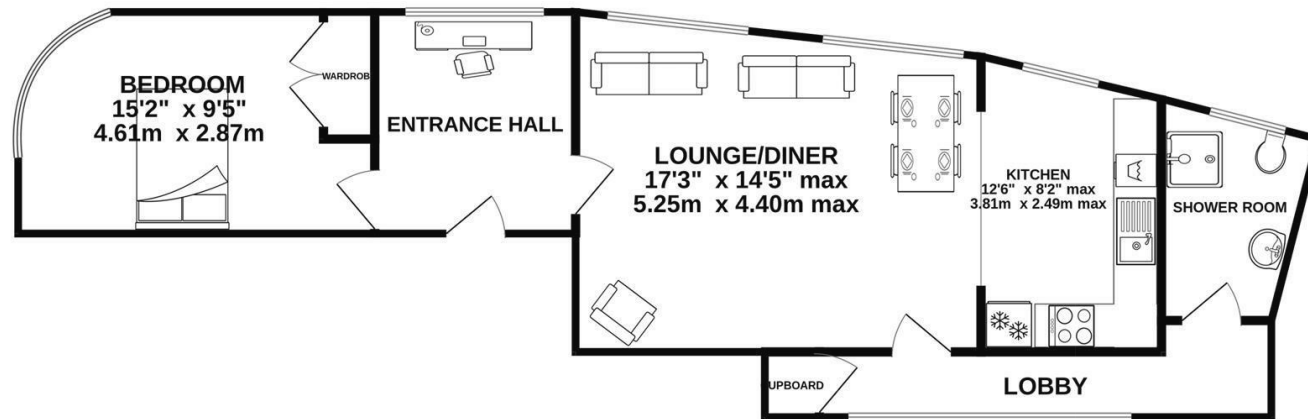
If you would like independent mortgage advice please call Dan Spurr at Primary on (01793) 616617. Home visits available.

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.



SECOND FLOOR 654 sq.ft. (60.7 sq.m.) approx.



TOTAL FLOOR AREA : 654 sq.ft. (60.7 sq.m.) approx.

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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