



EASTCOTT HILL

Town Centre, Swindon, Wilts SN1 3JG

PRIMARY
HOMES & LETTINGS

Eastcott Hill, Town Centre, Swindon SN1 3JG

- NO ONWARD CHAIN
- Semi Detached House
- Two DOUBLE BEDROOMS
- Excellent Location
- Off Road Parking For One Vehicle
- EPC Rating - C
- Currently Let For £13,200 Per Annum
- Lounge/Diner & Fully Fitted Kitchen
- Upstairs Bathroom
- Gas Central Heating

Guide Price £200,000



*** GUIDE PRICE £200,000 - £210,000 *** Primary Homes & Lettings are pleased to offer this well presented two DOUBLE bedroom semi detached house being sold with NO ONWARD CHAIN. Located in the heart of Swindon town centre within walking distance to local shops, schools, train station and Old Town. The accommodation comprises of lounge/diner, fully fitted kitchen, two bedrooms and bathroom. Property also benefits from off road parking for one vehicle, uPVC double glazing, gas central heating and courtyard garden. Early viewing is highly recommended.

Lounge/Diner

uPVC window and door to front. Stairs to first floor. Understairs cupboard. Inset ceiling lights. Two radiators.

Kitchen

uPVC door and window to rear elevation. Matching wall and base units with rolled edge worktops over. Stainless steel sink and drainer with half bowl. Built in single oven. Induction hob with extractor hood over. Integral fridge/freezer and washing machine. Vinyl flooring. Inset ceiling lights. Radiator.

Landing

Loft access. Inset ceiling lights.

Bedroom One

uPVC window to front elevation. Built in double wardrobe. Inset ceiling lights. Radiator.

Bedroom Two

uPVC window to rear elevation. Inset ceiling lights. Radiator.

Bathroom

White suite comprising of panelled bath with shower over. Vanity unit with built in wash hand

basin and W.C. Extractor fan. Fully tiled walls. Inset ceiling lights. Vinyl flooring. Heated towel rail.

Front

Enclosed by cast iron railings. Gated access with path and steps leading to front door. Outside light.

Rear

Enclosed by wall. Paved patio. Outside light and tap.

Parking

Off road parking for one vehicle.

EPC

Rating C.

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

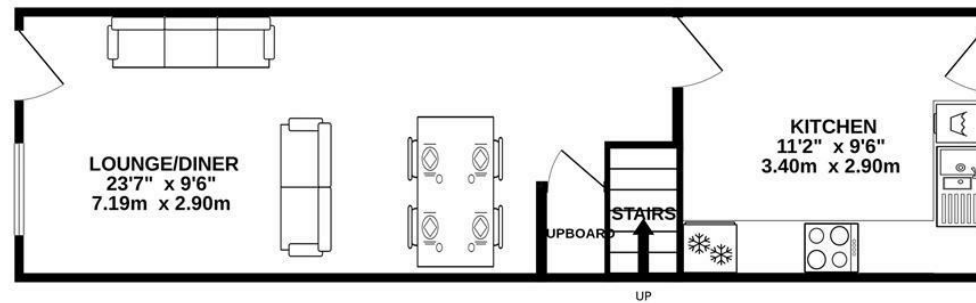
If you would like independent mortgage advice please call Dan Spurr at Primary on (01793) 616617. Home visits available.

Money Laundering

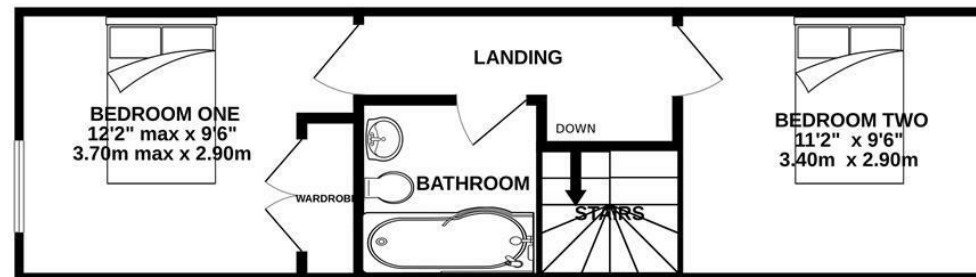
Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale.



GROUND FLOOR
330 sq.ft. (30.7 sq.m.) approx.



1ST FLOOR
330 sq.ft. (30.7 sq.m.) approx.



TOTAL FLOOR AREA: 660 sq.ft. (61.3 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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