



WINTON RD

Stratton St Margaret, Swindon, Wilts SN3 4XL

PRIMARY
HOMES & LETTINGS

Winton Rd, Stratton St Margaret, Swindon SN3 4XL

- IDEAL FIRST TIME BUY OR BUY TO LET INVESTMENT
- Mid Terrace House
- Two Bedrooms
- NO ONWARD CHAIN
- Off Road Parking With Additional Visitors Spaces
- Low Maintenance Rear Garden
- Downstairs Cloakroom
- Lounge/Diner
- Kitchen
- Excellent Location

Chain Free £240,000



*** IDEAL FIRST TIME BUY OR BUY TO LET INVESTMENT ***

Primary Homes & Lettings are delighted to present this well maintained two bedroom mid terrace house, offered to the market with NO ONWARD CHAIN. Situated in the sought after area of St Margarets Chase, Lower Stratton the property enjoys a convenient location with easy access to a range of local amenities, schools, and excellent transport links, including the A419 and A420. The accommodation comprises of cloakroom, kitchen, lounge/diner, two bedrooms and family bathroom. The property also benefits from uPVC double glazing, gas central heating, enclosed rear garden and off road parking. An early viewing is highly recommended.

Entrance Hallway

Stairs to first floor. LVT flooring. Radiator.

Cloakroom

Obscured uPVC window to front elevation. White suite comprising of pedestal wash hand basin with splash back tiles and low level W.C. LVT flooring. Radiator.

Kitchen

uPVC window to front elevation. Wall and base units with rolled edge worktops over. Breakfast bar. Stainless steel sink and drainer with half bowl. Built in single oven. Gas hob with extractor hood over. Space and plumbing for washing machine. Space for fridge/freezer. Part tiled walls. LVT flooring. Radiator.

Lounge/Diner

uPVC French doors to rear garden. Understairs cupboard. Radiator.

Landing

Loft access. Airing cupboard.

Bedroom One

uPVC window to front elevation. Radiator.

Bedroom Two

uPVC window to rear elevation. Radiator.

Bathroom

Obscured uPVC window to rear elevation. White suite comprising of walk in double shower, pedestal wash hand basin with splash back tiles and low level W.C. Extractor fan. Part panelled walls. LVT flooring. Radiator.

Parking

Allocated parking for one vehicle with additional visitors spaces.

Front

Steps leading to storm porch. Stoned area. Outside light.

Rear Garden

Enclosed by timber fencing. Mostly paved with low maintenance artificial grass. Path leading to timber shed and gated rear access. Outside tap.

Tenure

We are advised that this property is freehold; however, prospective buyers should verify this information with their solicitor or legal representative.

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

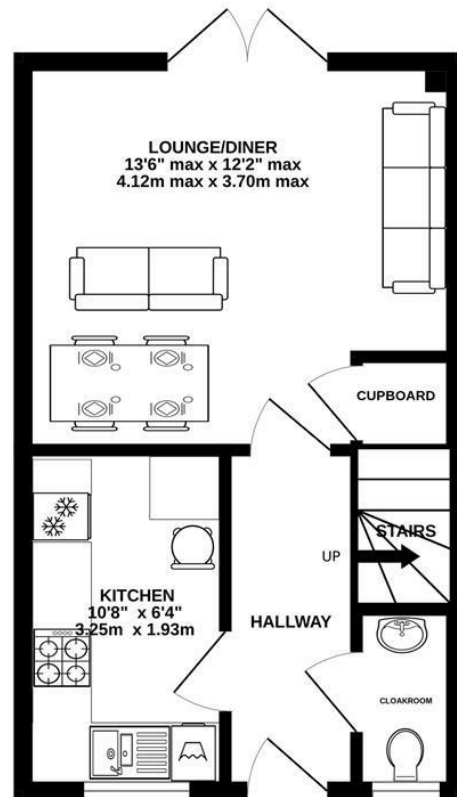
If you would like independent mortgage advice please call Dan Spurr at Primary on (01793) 616617. Home visits available.

Money Laundering

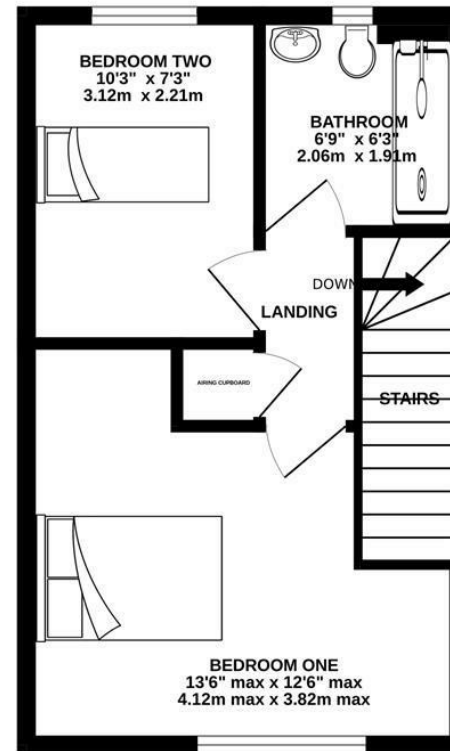
In accordance with current Money Laundering Regulations, prospective purchasers will be required to provide proof of identity and address during the sales process. We appreciate your cooperation in providing the necessary documentation promptly to help ensure there are no delays in progressing the sale.



GROUND FLOOR
308 sq.ft. (28.6 sq.m.) approx.



1ST FLOOR
308 sq.ft. (28.6 sq.m.) approx.



TOTAL FLOOR AREA : 616 sq.ft. (57.2 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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