



WANBOROUGH ROAD
Stratton, Swindon, SN3 4HG


PRIMARY
HOMES & LETTINGS

Wanborough Road, Stratton, Swindon SN3 4HG

- IDEAL FIRST TIME BUY OR BUY TO LET INVESTMENT
- Semi Detached House
- Two DOUBLE Bedrooms
- NO ONWARD CHAIN
- Driveway Parking For Two Vehicles
- Living Room
- Kitchen
- Bathroom
- Enclosed Rear Garden
- Good Location

Offers Over £200,000



***** IDEAL FIRST TIME BUY OR BUY TO LET INVESTMENT ***** Primary Homes & Lettings are delighted to offer this well presented two DOUBLE bedroom semi detached house being sold with NO ONWARD CHAIN. The accommodation comprises of living room, kitchen, bathroom and two bedrooms. Property also benefits from driveway parking for two vehicles, rear garden and gas central heating. Located in the popular area of Stratton within easy access to local amenities, schools and transport links such as the A419 & A420. An early viewing is highly recommended.

Living Room

uPVC window to front elevation. Radiator.

Kitchen

uPVC window to side elevation. Base units with rolled edge worktop over. Stainless steel sink and drainer. Freestanding cooker. Space and plumbing for washing machine. Space for fridge. Stairs to first floor. Part tiled walls. Vinyl flooring.

Lobby

uPVC door to rear garden. Vinyl flooring. Radiator.

Bathroom

Obscured uPVC window to rear elevation. White suite comprising of panelled bath with shower over, pedestal wash hand basin and low level W.C. Storage cupboard. Part tiled walls. Vinyl flooring. Radiator.

Bedroom One

uPVC window to front elevation. Built in wardrobe. Radiator.

Bedroom Two

uPVC window to rear elevation. Radiator.

Front

Enclosed by brick wall. Gated entrance with path leading to storm porch. Driveway parking for two vehicles. Gated access to rear garden.

Rear Garden

Enclosed by timber fencing. Mostly gravelled with laid to lawn. 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

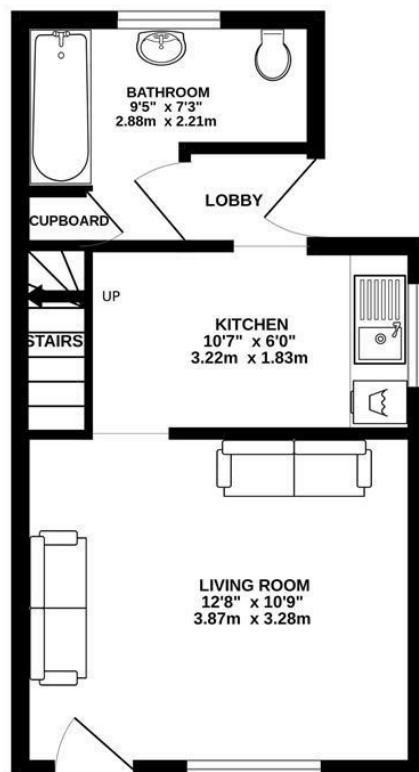
If you would like independent mortgage advice please call Dan Spurr at Primary on (01793) 616617. Home visits available.

Money Laundering

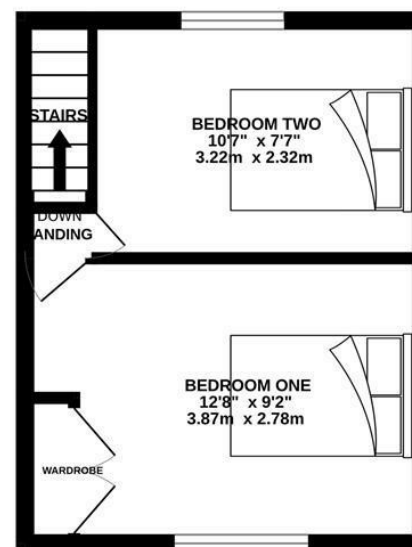
In accordance with current Money Laundering Regulations, prospective purchasers will be required to provide proof of identity and address during the sales process. We appreciate your cooperation in providing the necessary documentation promptly to help ensure there are no delays in progressing the sale.



GROUND FLOOR
281 sq.ft. (26.1 sq.m.) approx.



1ST FLOOR
212 sq.ft. (19.7 sq.m.) approx.



TOTAL FLOOR AREA : 493 sq.ft. (45.8 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 is given as to their operability or efficiency can be given.
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