



## 34 Gifford Road , Stratone Village, SN3 4XP

Chappells are pleased to offer this beautifully presented, detached, five bedroom property located in the ever popular Stratton Village area.

The accommodation comprises an entrance hallway which allows access to two generously sized reception rooms, the modernised kitchen/ breakfast area, downstairs WC and integral garage. Downstairs, the property also benefits from a separate utility room and a spacious conservatory.

On escalation to the first floor there are four double bedrooms, two with en-suites and a single bedroom. The upstairs accommodation also offers a large family bathroom.

Other benefits include a large enclosed rear garden with a paved patio area, garage and driveway parking, gas radiator central heating and uPVC double glazing.

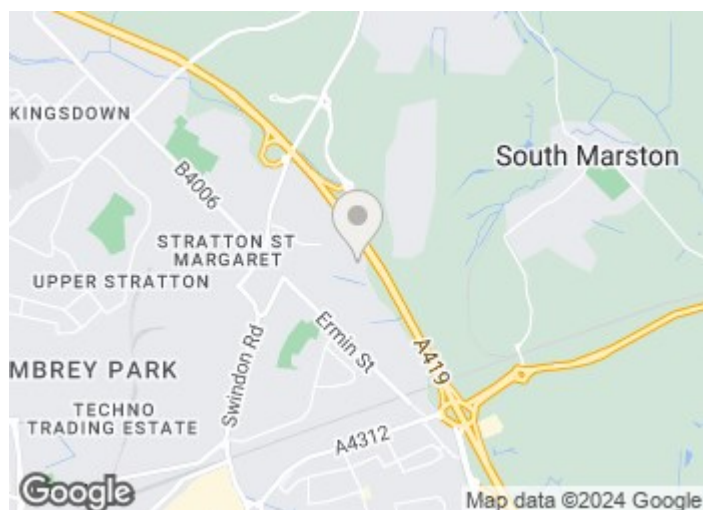
Call Chappells Estate Agents today to avoid disappointment!

**Guide Price £445,000**

## 34 Gifford Road , Stratone Village, SN3 4XP



- Five bedrooms
- Enclosed Rear Garden
- Council tax band: E
- Detached
- Gas radiator central heating
- EPC: D
- Driveway & Garage parking
- uPVC double glazing

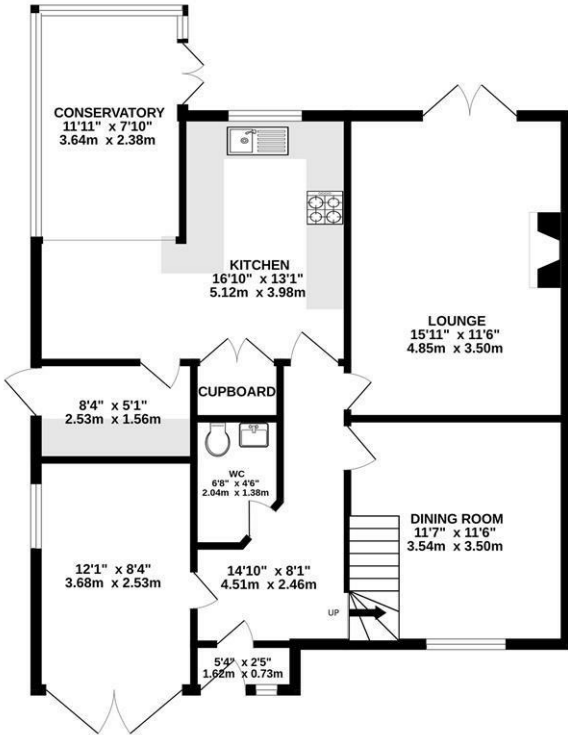


[Directions](#)

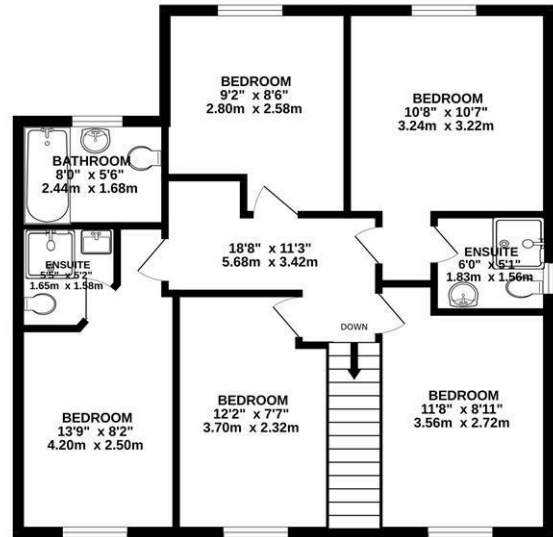


# Floor Plan

**GROUND FLOOR**  
843 sq.ft. (78.3 sq.m.) approx.



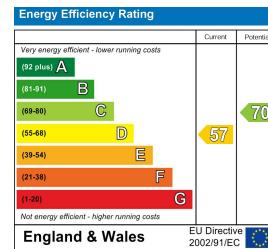
**1ST FLOOR**  
719 sq.ft. (66.8 sq.m.) approx.



**TOTAL FLOOR AREA: 1562 sq.ft. (145.1 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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35-36 Newport Street, Swindon, Wiltshire, SN1 3D



01793 6180



sales@chappells.uk.com www.chappells.uk.com

