



**2 Monmouth Close,
Lawns, Swindon, SN3 1HE**

- NO ONWARD CHAIN
- Semi Detached Bungalow
- Three Bedrooms
- POTENTIAL TO EXTEND (STPP)
- Garage
- Driveway Parking
- Newly Decorated & New Carpets
- Front & Rear Garden
- Sought After Location (Cul De Sac)

Guide Price £300,000



*** NO ONWARD CHAIN *** Primary Homes & Lettings are delighted to offer this three bedroom semi detached bungalow WITH POTENTIAL TO EXTEND (subject to planning permission). The accommodation comprises of entrance porch, hallway, living room, kitchen, three bedrooms and bathroom. Property also benefits from front and rear garden, garage, driveway parking, gas central heating and uPVC double glazing. Located in a quiet cul de sac in the popular area of Lawns within easy access to local amenities, schools, town centre and transport links such as the M4 motorway.

Porch

uPVC door leading to hallway.

Entrance Hallway

Laminate flooring. Radiator.

Living Room

uPVC window to front elevation. Radiator.

Kitchen

uPVC door and window to rear elevation. Wall and base units with rolled edge worktops over. Stainless steel sink and drainer. Built in single oven and grill. Ceramic hob with extractor hood over. Integral dishwasher, washing machine and fridge/freezer. Loft access. Vinyl flooring. Radiator

Bedroom One

uPVC window to rear elevation. Radiator.

Bedroom Two

uPVC window to front elevation. Radiator.

Bedroom Three

uPVC window to side elevation. 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. Fully tiled walls. Vinyl flooring. Radiator.

Front

Block paved driveway. Mostly laid to lawn. Gated access to rear garden.

Rear Garden

Enclosed by timber fencing. Mostly laid to lawn. Path leading to garage and paved driveway. Custom built fish pond. Mature tree. Gated access to front. Outside tap.

Garage

Up and over garage door. Windows to side.

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

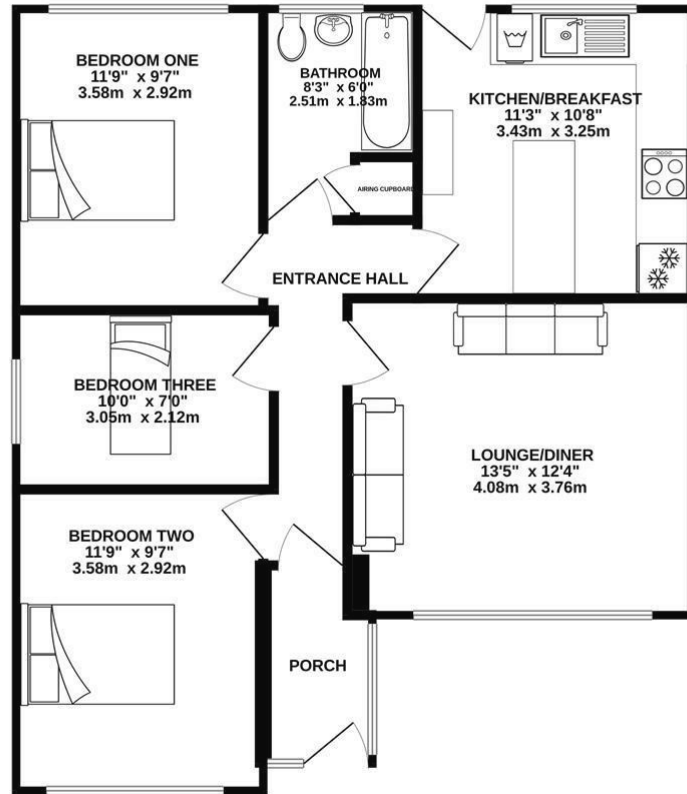
Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale.



PRIMARY HOMES & LETTINGS

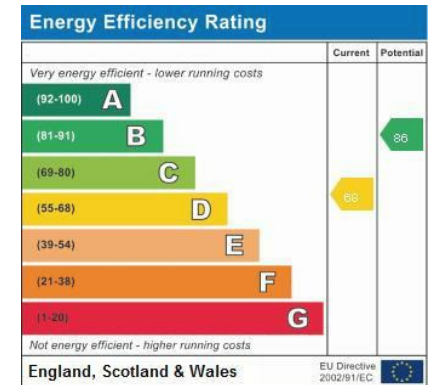
Tel: 01793 641 641

BUNGALOW
707 sq.ft. (65.7 sq.m.) approx.



TOTAL FLOOR AREA : 707 sq.ft. (65.7 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.
Made with Metropix ©2023



101 Commercial Road, Swindon, SN1 5PL
Tel: 01793 641641 Fax: 01793 618127
Email: info@primaryhomesandlettings.co.uk
www.primaryhomesandlettings.co.uk