



**6 Bevil, Freshbrook, Swindon, SN5  
8QS**

- NO ONWARD CHAIN
- Semi Detached House
- Three Bedrooms
- 24ft Garage
- Driveway Parking For Two Vehicles
- Enclosed Rear Garden
- Living Room
- Kitchen/Breakfast
- Bathroom
- Good Location

**Chain Free £270,000**



\*\*\* NO ONWARD CHAIN \*\*\* We are delighted to offer this well presented three bedroom semi detached house located in the popular area of Freshbrook, within easy access to all local amenities, schools and transport links such as the M4 motorway. The accommodation comprises of entrance porch, living room, kitchen/breakfast, three bedrooms and family bathroom. Property also benefits from a garage, driveway parking, enclosed rear garden, gas central heating and uPVC double glazing. An early viewing is highly recommended.

#### **Entrance Porch**

Door to living room. Solid oak flooring.

#### **Living Room**

uPVC window to front elevation. Stairs to first floor. Understairs cupboard. Solid oak flooring. Radiator.

#### **Kitchen/Breakfast**

uPVC sliding door and window to rear elevation. Matching wall and base units with rolled edge worktops over. Ceramic sink and drainer with half bowl. Freestanding cooker with extractor hood over. Space and plumbing for washing machine. Space for fridge/freezer. Tiled flooring. Radiator.

#### **Landing**

Loft access. Radiator.

#### **Bedroom One**

uPVC window to front elevation. Range of built in wardrobes. Radiator.

#### **Bedroom Two**

uPVC window to rear elevation. Radiator.

#### **Bedroom Three**

uPVC window to front elevation. Radiator.

#### **Bathroom**

Obscured uPVC window to rear elevation. White

suite comprising of panelled bath with shower over, wash hand basin with cupboard under and low level W.C. Extractor fan. Part tiled walls. Vinyl flooring. Heated towel rail.

#### **Front**

Block paved driveway with parking for two vehicles.

#### **Rear Garden**

Enclosed by timber fencing. Decking area. Mostly laid to lawn. Pedestrian access to garage. Outside tap.

#### **Garage**

Electric roller door. uPVC door and window to rear. Light and power.

#### **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**

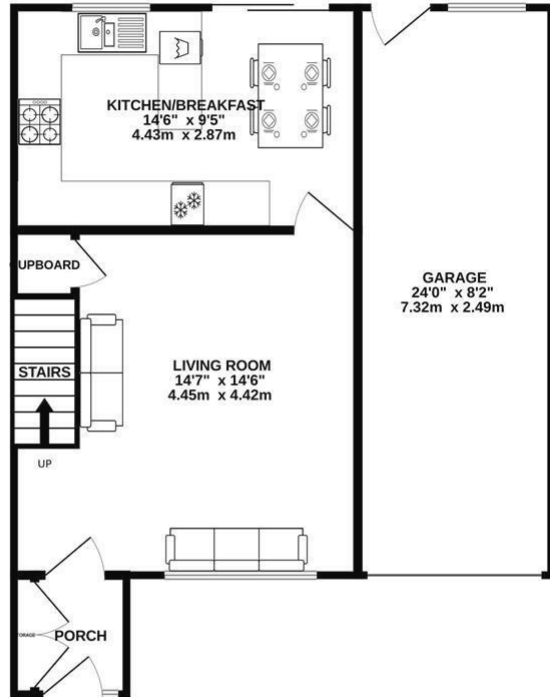
Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale.



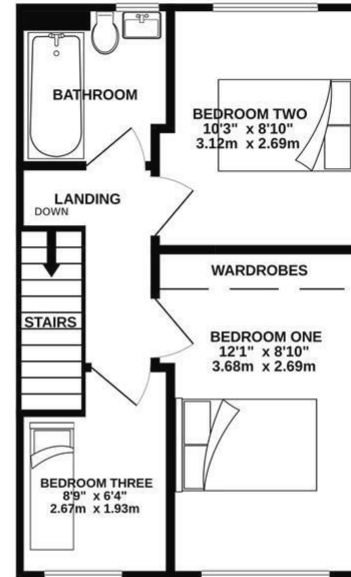
# PRIMARY HOMES & LETTINGS

Tel: 01793 641 641

GROUND FLOOR  
568 sq.ft. (52.8 sq.m.) approx.



1ST FLOOR  
346 sq.ft. (32.2 sq.m.) approx.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) <b>A</b>		
(81-91) <b>B</b>		88
(69-80) <b>C</b>	72	
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England, Scotland & Wales		EU Directive 2002/91/EC

TOTAL FLOOR AREA: 914 sq.ft. (84.9 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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