



7 Milling Close, Ashton Keynes, Swindon, SN6 6PT

- POTENTIAL TO EXTEND (STPP)
- Semi Detached House
- Two Bedrooms
- NO ONWARD CHAIN
- Sought After Location
- South West Facing Rear Garden
- Driveway Parking For Several Vehicles
- Living Room
- Kitchen/Breakfast
- Bathroom

Chain Free £265,000



*** POTENTIAL TO EXTEND (subject to planning permission) *** Primary Homes & Lettings are delighted to offer this well presented two bedroom semi detached house being sold with NO ONWARD CHAIN. Situated in a quiet cul de sac in the sought after village of Ashton Keynes located about seven miles to the south of Cirencester set within the Cotswold Water Park. The village offers a range of daily amenities to include a community shop, public house, primary school, village hall and playing fields. The accommodation comprises of entrance porch, living room, kitchen/breakfast, two bedrooms and bathroom. Property also benefits from driveway parking for several vehicles and a mature enclosed rear garden. An early viewing is highly recommended.

Location

The village offers a range of daily amenities to include a community shop, public house, primary school, village hall and playing fields. Cirencester, the 'Capital of the Cotswolds' offers a greater choice of amenities to include education at all levels, a variety of supermarkets, cottage hospital and recreational centre. The nearby village of Kemble is home to a railway station providing direct links to London Paddington. The train journey to the capital is only just over an hour in length.

Entrance Porch

uPVC window to side elevation. Tiled flooring. Radiator.

Living Room

uPVC window to front elevation. Stairs to first floor. Electric fire with wood surround. Two radiators.

Kitchen/Breakfast

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

Landing

Loft access. Radiator.

Bedroom One

uPVC window to rear elevation. Airing cupboard. Radiator.

Bedroom Two

uPVC window to front elevation. Radiator.

Bathroom

Obscured uPVC window to side elevation. White suite comprising of shower area, pedestal wash hand basin and low level W.C. Part tiled walls. Vinyl flooring. Radiator.

Front

Driveway parking for several vehicles. Laid to lawn with mature tree. Shrub border. Outside tap and light.

Rear Garden

South West facing. Enclosed by timber fencing. Paved patio. Laid to lawn leading to graveled area with mature trees and shrubs. Timber shed. Gated access to front.

Notes

Property is currently let for £900 PCM.

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

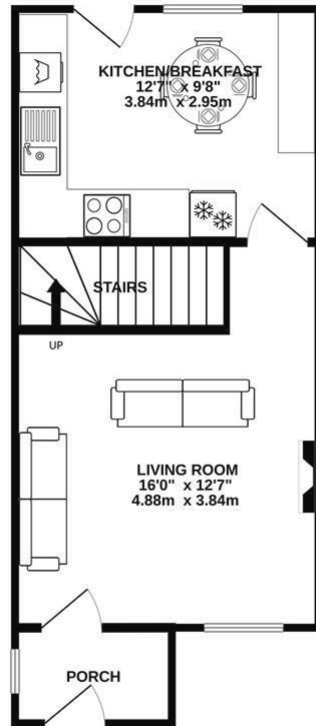
Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale.



PRIMARY HOMES & LETTINGS

Tel: 01793 641 641

GROUND FLOOR
347 sq.ft. (32.3 sq.m.) approx.

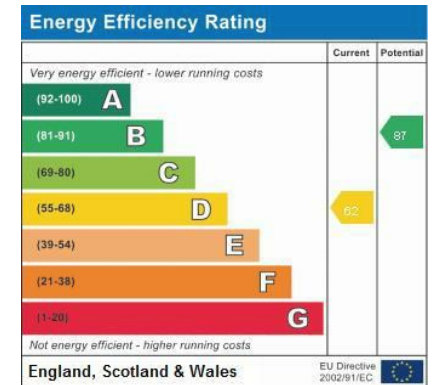


1ST FLOOR
322 sq.ft. (29.9 sq.m.) approx.



TOTAL FLOOR AREA: 670 sq.ft. (62.2 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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