



11 Furlong Close, Haydon Wick, Swindon, SN25 1QP

- IDEAL FIRST TIME BUY OR BUY TO LET
- Mid Terrace House
- Two Bedrooms
- DRIVEWAY PARKING
- Living Room
- Kitchen/Breakfast
- Bathroom
- Enclosed Rear Garden
- Allocated Parking
- Excellent Location

Price £235,000



*** IDEAL FIRST TIME BUY OR BUY TO LET ***

We are delighted to offer this two bedroom mid terrace house located in the popular area of Haydon Wick within walking distance to all local amenities, schools and Orbital shopping center. The accommodation comprises of entrance porch, living room, kitchen/breakfast, two bedrooms and bathroom. Property also benefits from an enclosed rear garden, driveway parking, allocated parking, uPVC double glazing and gas central heating. An early viewing is highly recommended.

Entrance Porch

uPVC front door. uPVC window to side elevation. Laminate flooring. Door to living room.

Living Room

uPVC window to front elevation. Stairs to first floor. Laminate flooring. Radiator.

Kitchen/Breakfast

uPVC door and window to rear elevation. Wall and base units with rolled edge worktops over. Stainless steel sink and drainer with half bowl. Built in single oven. Ceramic hob with extractor over. Space and plumbing for washing machine and dishwasher. Space for fridge/freezer. Under stairs cupboard. Laminate flooring. Radiator.

First Floor

Landing

Loft access (partly boarded with loft ladder and light).

Bedroom One

Two uPVC windows to front elevation. Airing cupboard. Radiator.

Bedroom Two

uPVC window to rear elevation. Laminate flooring. Radiator.

Bathroom

Obscured uPVC window to rear elevation. White panelled bath with shower over, wash hand basin, low level W.C. Extractor. Part tiled walls. Vinyl flooring. Heated towel rail.

Front

Driveway parking for two vehicles. Mostly laid to gravel with path leading to front door.

Rear Garden

Enclosed by timber fencing and brick wall. Paved patio. Laid to lawn. Space for timber shed. Gated rear access.

Allocated Parking

Allocated parking for one vehicle with additional visitors spaces.

Sizes

Please note, all measurements of room sizes given are not guaranteed and figures are for guidance only.

Viewings

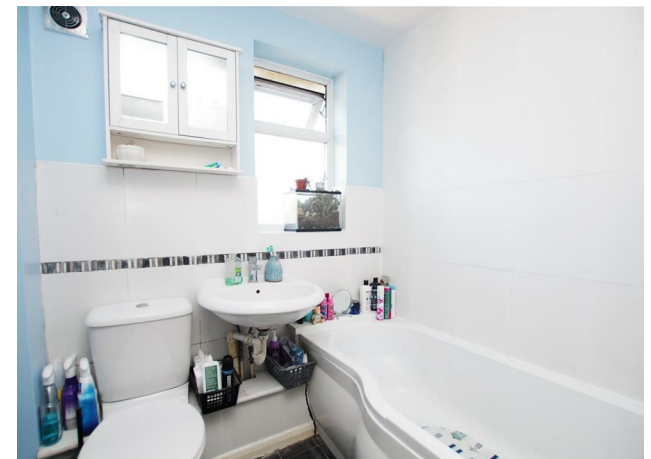
Strictly via our Swindon office telephone (01793) 641641.

Mortgages

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

Money Laundering

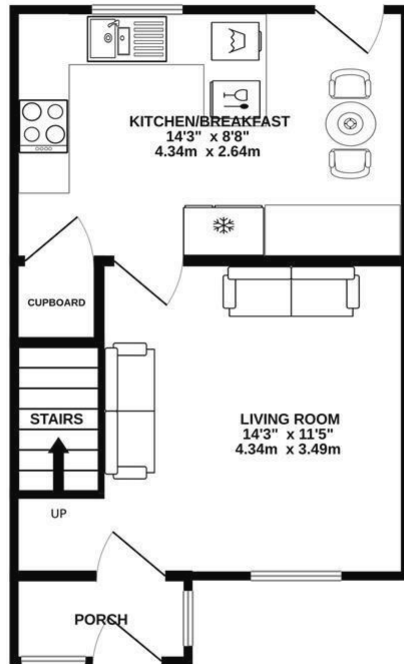
Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale.



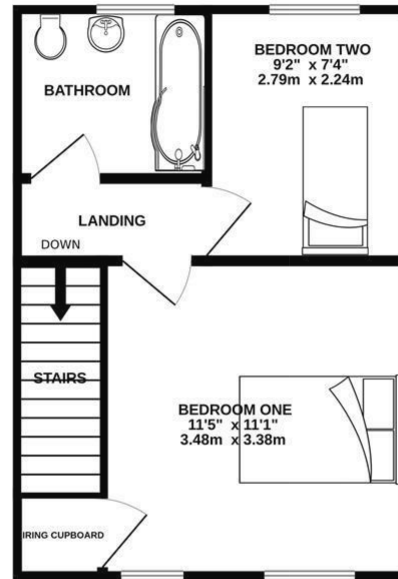
PRIMARY HOMES & LETTINGS

Tel: 01793 641 641

GROUND FLOOR
312 sq.ft. (29.0 sq.m.) approx.



1ST FLOOR
292 sq.ft. (27.2 sq.m.) approx.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		86
(65-80) C		
(55-68) D	68	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

TOTAL FLOOR AREA: 604 sq.ft. (56.1 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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