

for sale

£280,000



Union Street Swindon SN1 3LD

An opportunity to acquire this fully renovated four bedroom HMO property located in the heart of Old Town. The spacious accommodation is arranged over four floors and comprises of two reception rooms with feature fireplaces, renovated basement and modern bathrooms.



Union Street Swindon SN1 3LD

Internal Features

Entrance Hall

Lounge / Bedroom

10' 10" x 10' 10" (3.30m x 3.30m)

Double glazed window to front aspect. Feature open fireplace. Radiator. This room is currently being used as a bedroom.

Dining Room / Bedroom

11' 4" x 10' 7" (3.45m x 3.23m)

Double glazed window to rear aspect. Feature fireplace. Radiator. This room is currently being used as a bedroom.

Kitchen

13' 3" x 7' 6" (4.04m x 2.29m)

Double glazed window to side aspect. Double glazed door leading to the rear garden. Fitted kitchen comprising wall and base unit. Stainless steel sink drainer set into wooden work surfaces. Integrated electric oven. Integrated electric hob. Cooker hood. Space for a washing machine. Space for a fridge/freezer. Radiator. Tiled flooring. Access to the cloakroom.

Cloakroom

Obscured double glazed window to front aspect. Suite comprising WC. Wash hand basin. Towel rail radiator. Part tiled.



First Floor Landing

Access to both bedrooms and bathroom.

Bed One / Self Contained Apt

14' 4" x 10' (4.37m x 3.05m)

Double glazed window to front and side aspects. Radiator. Small kitchenette. Stairs leading to the loft room.

Loft Room

14' 4" x 10' (4.37m x 3.05m)

Restricted Heights:

Two double glazed velux windows. Spot lights. Eaves storage.

Bedroom Two

11' x 8' 6" (3.35m x 2.59m)

Double glazed window to rear aspect.

Bathroom

Two obscured double glazed windows to rear and side aspects. Suite comprising bath with splash back tiling. Separate shower cubicle with shower insitu and fully tiled shower area. WC. Wash hand basin. Part tiled.

Rear Garden

Fully enclosed. Small retaining wall. Mainly shingled on raised part of garden.





To view this property please contact Connells on

T 01793 461757
E swindonoldtown@connells.co.uk

3-5 Victoria House, Albert St
SWINDON SN1 3BG

Property Ref: SND102262 - 0007

Tenure: Freehold

EPC Rating: D

view this property online connells.co.uk/Property/SND102262



1. MONEY LAUNDERING REGULATIONS 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. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

see all our properties at <http://www.connells.co.uk> | www.rightmove.co.uk | www.zoopla.co.uk