



GRANT FRASER
TOWN & COUNTRY



37 Chamberlain Road, Stratton St. Margaret, Swindon, Wiltshire, SN3 4QQ
Offers over £425,000



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Offering three receptions, a kitchen breakfast room, utility with WC, ground floor office option, larder/boot room, modern four piece bathroom and ensuite is this Stratton home. The in/out driveway offers ample convenient parking along with the option of caravan/mobile home storage down the side of the property.

Situated in a cul-de-sac within central Stratton, the property is on a bus route into Swindon centre, has nearby Greenbridge retail complex (1 mile) and the A419 (1 mile) for links to the M4 (5.2 miles) to London and the A420 (1.6 miles) to Oxford.

Description

Comprising entrance hallway, living room, dining room, reception, kitchen breakfast room, rear lobby, utility cloakroom, study, four bedrooms, en-suite, four piece main bathroom. The entrance hallway has space for coats and shoes, doors lead off to the living room and kitchen. The living room overlooks the front and has a central log burner. The dining room is open plan to the living room and in turn leads to a rear reception with patio doors out to the garden. A door leads off the dining room into the kitchen breakfast room where a breakfast bar can be found allowing for at least four stools to be seated around. There is a handy under stair cupboard to the rear of the kitchen along with a door to the rear lobby, which in turn provides further access to the garden, a utility with a WC and space for washing machine and tumble drier. A further doors leads off the lobby to a boiler room/store/larder and again leads through to what the current owners use as a home office, there is currently an internal window into the garage. On the first floor there bedroom one has an en-suite shower room, there are three further bedrooms and four piece main bathroom. All rooms benefit from built in storage.

Outside there is a handy in/out driveway arrangement with ample space for a number of vehicles, there is further benefit of gated side access allowing for the storage of a mobile home or caravan (subject to width and sitting on the lawn in the rear garden). The rear garden is L-shaped and offers plenty of entertainment space in order to enjoy the sunshine at various points within the day. There is a handy sizeable shed for storage.

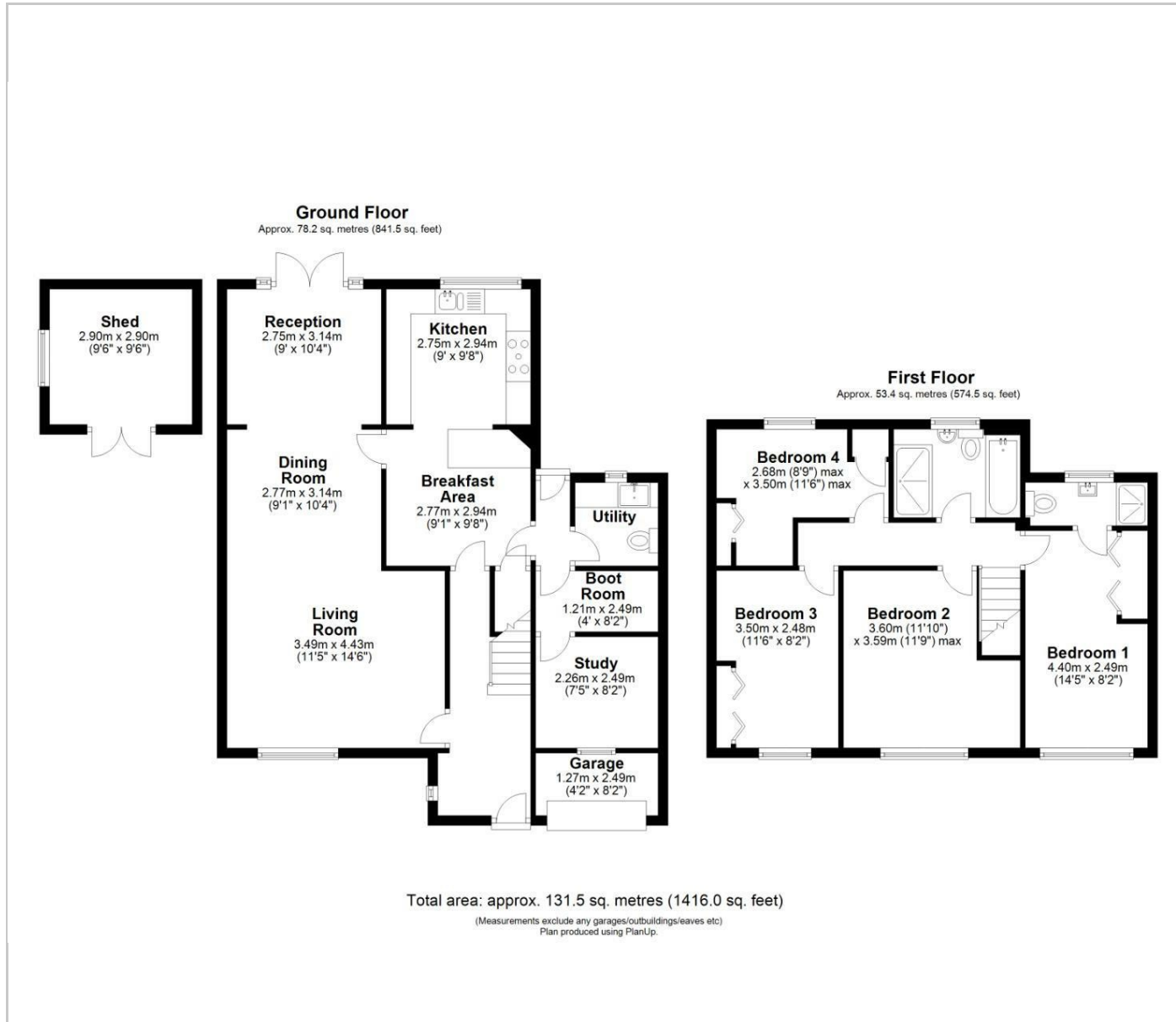


Situation

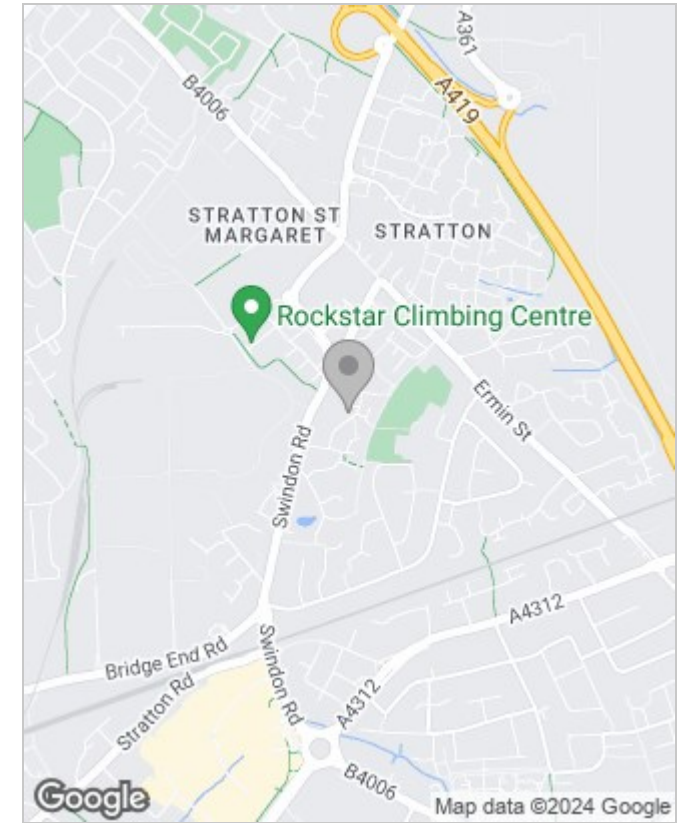
Stratton is a suburb of east Swindon, there are multiple co-op convenience and supermarkets within a short walk, along with Dobbies garden centre, petrol stations, post offices, hair salons, takeaways and public houses. There are a variety of primary and secondary schools within walking distance, sixth form colleges can be found closer to Swindon centre and in Cirencester. The area has great transport links, the M4 motorway access 6.5 miles from the property, the A419 links to the M5 Motorway. Swindon Station is approximately 3 miles away and trains to central London, Bath and Bristol and the West Country run on a regular timetable.



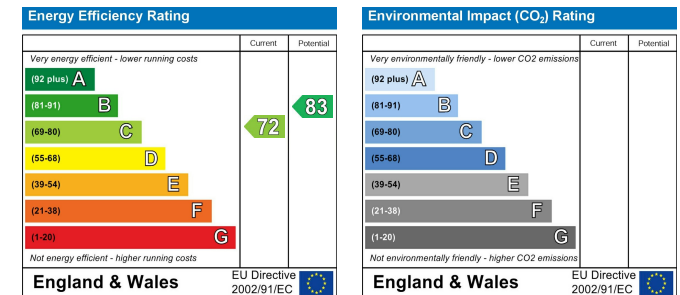
Floor Plans



Area Map



Energy Performance Graph



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