



Cranborne Chase, Swindon SN25 1FH

welcome to

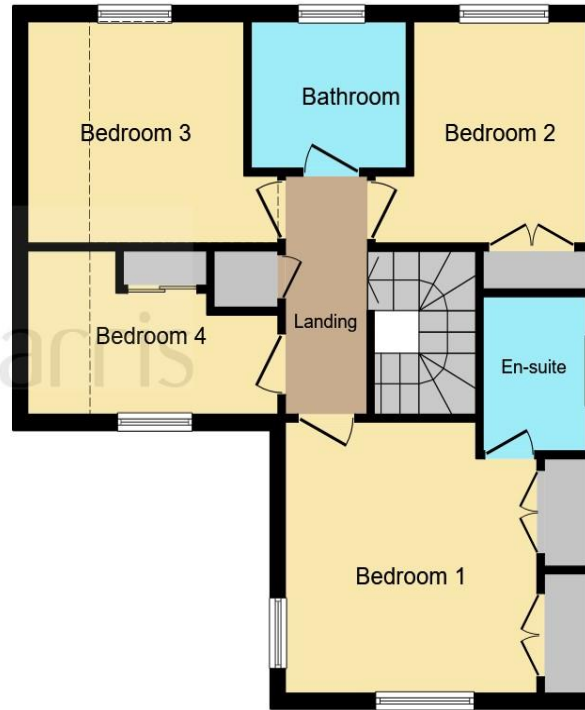
Cranborne Chase, Swindon

Allen & Harris are pleased to bring to market this 4 Bedroom Detached family home, situated in the popular area of Taw Hill. If you're looking for something ready to move in to, then this could be the family home you've been looking for!





Ground Floor



First Floor

Entrance Via Door

Entrance Hall

Cloakroom

Lounge

13' 10" x 11' 7" (4.22m x 3.53m)

Dining Room Open Plan

9' 6" x 9' 1" (2.90m x 2.77m)

Kitchen

12' 1" x 9' 6" (3.68m x 2.90m)

Conservatory

9' 10" x 9' 10" (3.00m x 3.00m)

Utility Room

6' 11" x 4' 9" (2.11m x 1.45m)

Landing

Bedroom One

12' x 11' 11" (3.66m x 3.63m)

En Suite

Bedroom Two

9' 9" x 9' 9" (2.97m x 2.97m)

Bedroom Three

9' 5" x 8' 7" (2.87m x 2.62m)

Bedroom Four

11' 6" x 6' 10" (3.51m x 2.08m)

Bathroom

Rear Garden

Garage

Driveway

This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

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- DETACHED
- 4 BEDROOMS
- OPEN PLAN KITCHEN/DINER
- UTILITY ROOM
- EN-SUITE TO MASTER BEDROOM

Tenure: Freehold EPC Rating: D

guide price

£425,000



view this property online allenandharris.co.uk/Property/STC113920

Please note the marker reflects the postcode not the actual property



Property Ref:
STC113920 - 0010

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 is 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 or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

 allen & harris



01793 615105



SwindonCentre@allenandharris.co.uk



1/2 College Court, Swindon, Wiltshire, SN1 1PZ



allenandharris.co.uk