



Flat 11, 3 Alicia Close, Hayden End, Swindon, SN25 1XE
£900 PCM

Swindon Homes are pleased to offer for rent this two bedroom, second floor flat in Alicia Close, Hayden End, Swindon. The accommodation comprises entrance hall with storage cupboards, bathroom, two double bedrooms and an open plan lounge/kitchen. Further benefits to the property include gas central heating, uPVC double glazing and designated off-road parking for one car.

The flat is situated close to local school and amenities, with bus routes running nearby.



Communal Entrance

Secure main doors into communal hallway, wall mounted letter boxes, door to stairs to all floors.

Apartment entrance

Main entrance door into hallway, secure entrance phone, storage cupboard, airing cupboard, radiator, doors to bathroom, bedrooms one and two plus lounge / kitchen area.

Bathroom

A modern fitted white bathroom suite comprising panelled bath with shower over, shower curtain, pedestal wash basin, low level WC, radiator, extractor.

Bedroom One

Two uPVC windows to side aspect , radiator, double wardrobe.

Bedroom Two

Two uPVC windows to side aspect, radiator.

Lounge / Diner

Two uPVC windows to side aspect, two radiators., tv point.

Kiitchen Area

The kitchen area ha a selection of cupboards at base and eye level, matching work surfaces and part tiled walls, wall mounted gas boiler, integrated washing machine, fridge / freezer, integrated four burner gas hob with oven under and extractor over, one and half bowl stainless steel sink unit with mixer tap over, lino flooring.

Parking



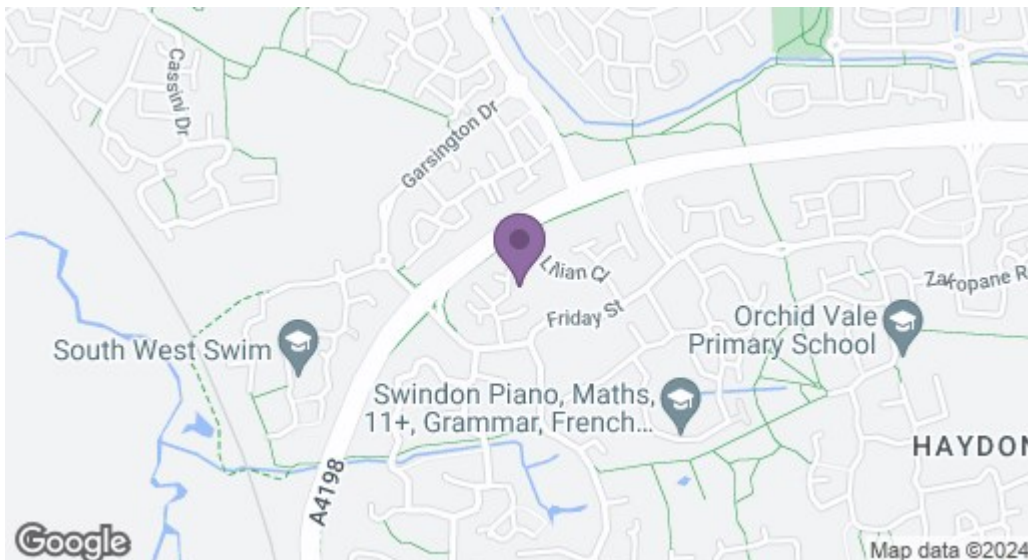
There is a car park to the rear of the building with one allocated parking space plus visitors spaces available as well.

GROUND FLOOR
553 sq.ft. (51.4 sq.m.) approx.



TOTAL FLOOR AREA - 553 sq.ft. (51.4 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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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C		78	79
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	
Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B		82	82
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	