





49 The Street, Swindon, Wiltshire.

Directions

Please use the postcode SN6 6DJ or call the office at any time for detailed directions from your location.

Summary

Combining character features with spacious modern living, is this well presented period cottage in a desirable village location. The accommodation includes three double bedrooms, family bathroom, ensuite shower room, living room, kitchen dining room, utility, and study. Further benefits include parking for two and beautifully landscaped gardens.

Step inside

The property is accessed from the front into a welcoming entrance hall with stairs leading to the first floor and a cloakroom with wc and wash hand basin. To the left is the living room with wood burner and alcove cupboards and shelving. The kitchen/breakfast room spans the width of the property and has a kitchen that is fitted with plenty of storage and appliances, as well as room for a large dining table. A utility offers further storage and appliance space and has a door leading out to the garden. The ground floor is completed by a small study.

The first floor landing has access to the two double bedrooms and the family bathroom which is fitted with a suite comprising double ended bath, wc, wash hand basin, and separate shower cubicle. The second floor houses the large dual aspect master bedroom with feature beams and built in alcove cupboards and shelving. It benefits from an ensuite fitted with shower, wc, and wash hand basin.

Step outside

The property has a good size rear garden which is enclosed by a mixture of fencing and walls and has been recently landscaped. There is a patio area adjoining the property which leads into areas of lawn, gravel, and raised borders. There has been thoughtful planting to create privacy and a useful shed.

To the side of the house is parking for two cars and a small area of alpine garden planted with heather.

Area insight

Latton is a small village lying between Cirencester and Swindon just off the A419. The village has a church, whilst more extensive facilities, such as shops, pubs, schools, doctors surgery etc can be found in the nearby town of Cricklade, which is a short distance to the south, or even more in Cirencester which is slightly further to the north. Latton is well positioned for access to both the M4 and M5 Motorways and for mainline rail services from Swindon or Kemble (London Paddington). It is on a useful bus route and is surrounded by the fantastic country walks and leisure facilities of the Cotswold Lakes.

Viewing

Viewing is available by appointment 7 days a week. Please call your local office to arrange.

Additional services

As a local family business, we have built relationships with many other local companies and are therefore happy to provide referrals for conveyancing, financial advisor, contractors, and anything else you may require.

Agents Note

We wish to inform prospective purchasers that we have prepared these sales particulars as a general guide. We have not carried out a survey, nor have we tested any services, appliances or any specific fittings at the property. Room sizes should not be relied upon for carpets and furnishings.



