

# debbie fortune

ESTATE AGENTS

## Garstons Orchard, Wroughton

£325,000

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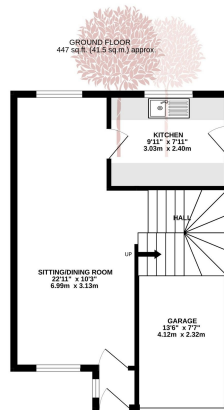
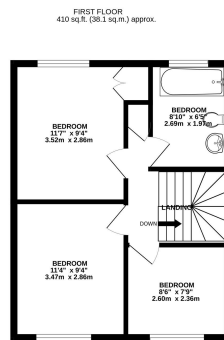
MORE PHOTOS TO  
FOLLOW  
Call for viewings

Offered to the market with no onward chain is this super three bedroom detached home set in popular Garstons Orchard in Wroughton. In need of just a little refurbishment it offers a perfect first time buy/investment or downsize opportunity.



## Key Features

- Detached family home
- Quiet and popular cul de sac position
- off street parking plus single garage
- No onward chain
- Council Tax Band D
- Three bedrooms
- Easy access to local schools and amenities
- Private rear garden with lawn and lovely decked area
- Energy Performance Rating D
- Viewing Advised



TOTAL FLOOR AREA: 857 sq.ft. (79.7 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplans contained herein, 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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