

for sale

offers over **£160,000**



## Madrigal House Easdale Street SWINDON SN25 2PR

Great for **FIRST TIME BUYERS OR INVESTMENT BUYERS**. In the Well established area of Redhouse North Swindon. **TWO BEDROOM APARTMENT** with EN-SUITE in the master bedroom. Perfect area which is close by to a range of schools, shops and amenities. **CLOSE TO THE ORBITAL SHOPPING CENTRE.**

# Madrigal House Easdale Street SWINDON SN25 2PR

## Accommodation Details

### Entrance Hall

Door to communal area. Intercom. Entrance to property. Airing cupboard. Storage Cupboard. Radiator.

### Kitchen And Lounge

15' Max x 15' 2" ( 4.57m Max x 4.62m )

Double glazed window to the front aspect. Double glazed window to the side aspect. Double glazed french doors- juliette balcony. Two Radiators. Television point. Telephone Point.

Fully fitted kitchen with a range of wall and base units comprising of cupboards and drawers. One and a half sink bowl with drainer and mixer taps Boiler. Space for fridge freezer. Space and plumbing for washing machine. Integrated oven with four ring gas hob and cooker hood.

### Bedroom One

10' 6" x 10' 2" ( 3.20m x 3.10m )

Double glazed window to the front aspect. Radiator.

### En-Suite

Three piece suite comprising of pedestal wash hand basin, Low Level W/C and shower. Partially tiled to water sensitive areas. Extractor fan. Radiator.

### Bedroom Two

9' 9" x 10' 1" ( 2.97m x 3.07m )

Double glazed window to the side aspect. Radiator.

### Bathroom

Three piece suite comprising of pedestal wash hand basin, Low Level W/C and paneled bath. Partially tiled to water sensitive areas. Extractor fan. Radiator.



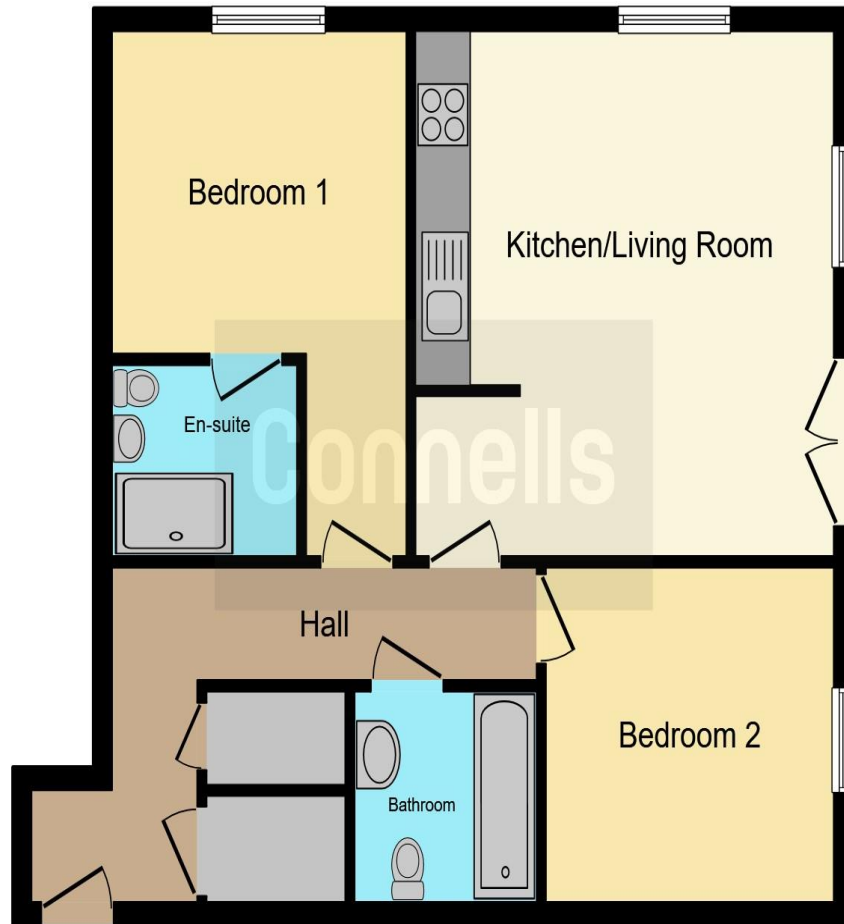












This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties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

To view this property please contact Connells on

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Unit B11 North Swindon District Centre Thamesdown Drive  
SWINDON SN25 4AN

Property Ref: SDN311694 - 0005

**Tenure:** Leasehold

**EPC Rating:** C

**view this property online [connells.co.uk/Property/SDN311694](http://connells.co.uk/Property/SDN311694)**

This is a Leasehold property with details as follows; Term of Lease 91 years from 25 Dec 2014. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

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 will be 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, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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