



Connells

High Street
Haydon Wick Swindon



Property Description

Set in the popular and well-established Haydon Wick in North Swindon is this deceptively large family home. With an eye catching Kitchen/diner/family room to the rear of the property with wood burning stove, integral appliances and bi-folding doors leading out to the stunning and larger than average rear garden. There is also a further reception room, downstairs WC and access to the integral garage. The first floor has the four great sized bedroom, with the en-suite to bedroom one and a family bathroom. This home has been tastefully transformed and carefully looked after by the current owners and provides great open spaces, but with a homely feeling throughout.

Ground Floor Accommodation Entrance Hall

Double glazed door to the front aspect. Archway to kitchen and dining room area. Door to the lounge and cloakroom.

Cloakroom

Two piece suite comprising of Low Level WC and wash hand basin. Heated towel rail. Tiled splash back. Extractor fan.

Lounge

16' 4" x 8' 4" (4.98m x 2.54m)

Double glazed window to the front aspect. Wood burner. Television point. Radiator.

Kitchen/Dining Room

28' 6" x 18' 1" (8.69m x 5.51m)

Three double glazed window to the side. Double glazed bi folding doors to the rear garden. Wood burner. Fully fitted kitchen with a range of base and wall mounted units comprising of cupboards and drawers. One and a half sink with drainer and mixer tap. Work tops. Under stairs storage cupboard/pantry. Television point. Telephone point. Integrated dishwasher, under counter fridge freezer and cooker hood.

Rear Hall

Double glazed door to the rear garden. Door to the garage. Boiler.

First Floor Accommodation First Floor Landing

Access to all rooms and family bathroom.

Bedroom One

11' x 11' (3.35m x 3.35m)

Double glazed window to the front aspect. Fitted wardrobes. Loft access. Access to the en-suite. Radiator.

En-Suite

Obscure double glazed window to the rear aspect. Pedestal wash hand basin, shower and Low Level WC. Fully tiled to all areas.

Bedroom Two

10' 8" x 11' (3.25m x 3.35m)

Double glazed window to the front aspect. Radiator.

Bedroom Three

8' 1" x 12' 9" (2.46m x 3.89m)

Double glazed window to the rear aspect.
Radiator.

Bedroom Four

8' 11" x 7' 5" Excluding Door (2.72m x 2.26m
Excluding Door)

Double glazed window to the rear aspect.
Radiator.

Bathroom

Obscure double glazed window to the side aspect. Three piece suite comprising of pedestal wash hand basin, panelled bath with mixer tap and Low Level WC. Partially tiled to water sensitive areas. Radiator.

External Features

Garden

Fenced boundaries. Larger than average shed. Mainly laid to lawn. Mature shrubs and bushes. Pond. Pathway to the rear of the property.

Parking

Driveway parking and Garage.

Garage

16' 8" x 10' (5.08m x 3.05m)

Up and over door to the front aspect. Double glazed door to the front aspect. Space and plumbing for washing machine. Wall units. Side with drainer. Power and light.









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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EPC Rating: C

Tenure: Freehold

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