



**Connells**

Eastbury Way  
SWINDON



## Property Description

Located in Redhouse in North Swindon, the area gives great access to the A419, local amenities include the Orbital Shopping Centre and is in the catchment area for several popular primary and secondary schools is this immaculate four double bedroom mid-terrace family home. The spacious and beautifully presented throughout having been incredibly well looked after by the current vendors.

The ground floor comprises of entrance hall, study, cloakroom, dining room, kitchen and utility room. On the first floor you will find the lounge, two double bedrooms with one of the bedrooms with en-suite and a cloakroom. The second floor accommodation has the master bedroom with the en-suite further bedroom and family bathroom.

Externally the accommodation has a rear low maintenance garden, garage and driveway parking.

## Ground Floor Accommodation Entrance Hall

Double glazed door to the front aspect. Stairs rising to the first floor accommodation. Doors leading to the study, kitchen/ breakfast area, dining room and cloakroom. Radiator.

## Study

10' 2" x 8' 1" ( 3.10m x 2.46m )

Double glazed window to the rear aspect. Storage cupboard. Radiator.

## Cloakroom

Two piece suite comprising of pedestal wash hand basin and Low Level WC. Extractor fan. Tiled splash back. Radiator

## Dining Room

14' 2" x 11' 7" ( 4.32m x 3.53m )

Double glazed window to the rear aspect. Double glazed French doors to the rear garden. Radiator.

## Kitchen

17' 6" MAX x 12' 10" ( 5.33m MAX x 3.91m )

Irregular Shaped Room

Double glazed window to the front aspect. Double glazed French doors to the rear garden. 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. Space and plumbing for dishwasher. Space for fridge freezer. Integrated oven, four ring electric hob, cooker hood.

## Utility Room

10' MAX x 7' 6" MAX ( 3.05m MAX x 2.29m MAX )

Irregular Shaped Room

Double glazed window to the front aspect. Boiler. Sink with drainer and mixer tap. Work tops. Tiled splash back. Space and plumbing for washing machine. Radiator.

## First Floor Accommodation

### First Floor Landing

Access to lounge, Cloakroom, bedroom two and bedroom four. Radiator. Airing cupboard.

### Bedroom Two

12' 5" x 11' 10" ( 3.78m x 3.61m )

Two double glazed window to the rear aspect. Built in wardrobe. Access to the en-suite. Radiator.

### En-Suite

Three piece suite comprising of shower, pedestal wash hand basin and Low Level WC. Extractor fan. Fully tiled to water sensitive areas. Radiator.

### Bedroom Four

8' 3" x 14' 3" MAX narrowing to 8' 8" ( 2.51m x 4.34m MAX narrowing to 2.64m )

Irregular shaped room

Two double glazed window to the front aspect. Radiator.

### Cloakroom

Two piece suite comprising of Low Level WC and pedestal wash hand basin with vanity. Tiled splash back to water sensitive areas. Extractor fan.

## Second Floor Accommodation

### Second Floor Landing

Access to bedroom one, bedroom three and family bathroom. Loft access. Radiator.

### Bedroom One

12' 2" MAX x 11' 10" MAX ( 3.71m MAX x 3.61m MAX )

Two double glazed windows to the rear aspect. Built in wardrobe. Access to the en-suite. Radiator.

### En-Suite

Three piece suite comprising of wash hand basin, Low Level WC and shower. Heated towel rail. Fully tiled to water sensitive areas. Extractor fan.

### Bedroom Three

14' 3" x 8' 4" ( 4.34m x 2.54m )

Two double glazed window to the front aspect. Radiator.

### Bathroom

Three piece suite comprising of panelled bath with mixer tap and shower over, Low Level WC and pedestal wash hand basin. Partially tiled to water sensitive areas. Extractor fan.

### External Features

#### Garden

Fenced boundaries. Decking

#### Parking

Garage and driveway parking.

#### Garage

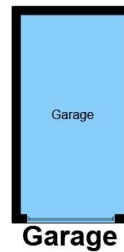
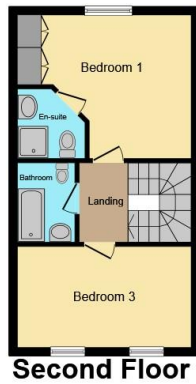
17' x 8' 6" ( 5.18m x 2.59m )

Up and over door to the front









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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**EPC Rating: C**

**view this property online [connells.co.uk/Property/SDN312413](http://connells.co.uk/Property/SDN312413)**

Tenure: Freehold



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