

for sale

offers in excess of **£200,000**



Maizey Road Tadpole Garden Village Swindon SN25 2RP

NO ONWARD CHAIN THIS STUNNING two bedroom apartment situated in the heart of the EVER POPULAR Tadpole Garden Village in North Swindon. This apartment is A REAL GEM with TWO ALLOCATED PARKING SPACES AND INTERCOM ENTRY.

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Accommodation Details

Communal Entrance Hall

Double glazed entrance door to front aspect.

Lounge / Diner

22' 11" x 13' 9" (6.99m x 4.19m)

Double glazed window and double glazed French doors leading to Juliet balcony. Radiator. Television point.

Open Plan Kitchen

Double glazed window. Fitted with a matching range of base and wall units with complementary work surfaces over. Inset one and a half bowl sink and drainer. Part tiled walls. Plumbing for washing machine. Space for fridge/freezer.

Bedroom One

11' 8" x 11' 6" (3.56m x 3.51m)

Double glazed window to the front aspect. Access to en-suite. Radiator.

En-Suite

Three piece suite comprising low level WC, wash hand basin and shower cubicle. Part tiled walls. Extractor fan. Chrome heated towel rail.

Bedroom Two

11' 8" x 9' 8" (3.56m x 2.95m)

Double glazed window. Radiator.

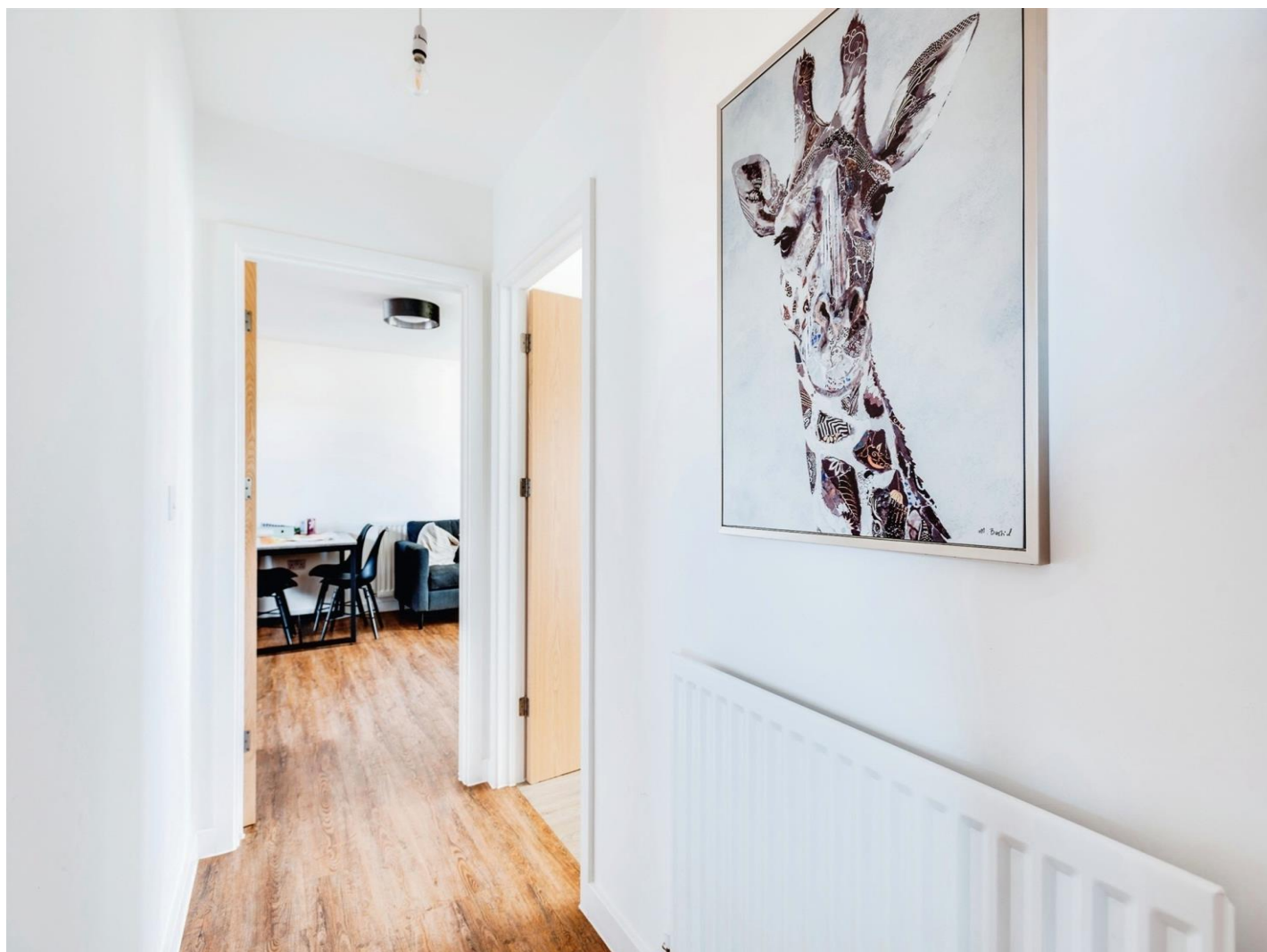
Bathroom

Three piece suite comprising low level WC, wash hand basin and panelled bath with mixer tap. Part tiled walls. Extractor fan. Chrome heated towel rail.

External Features

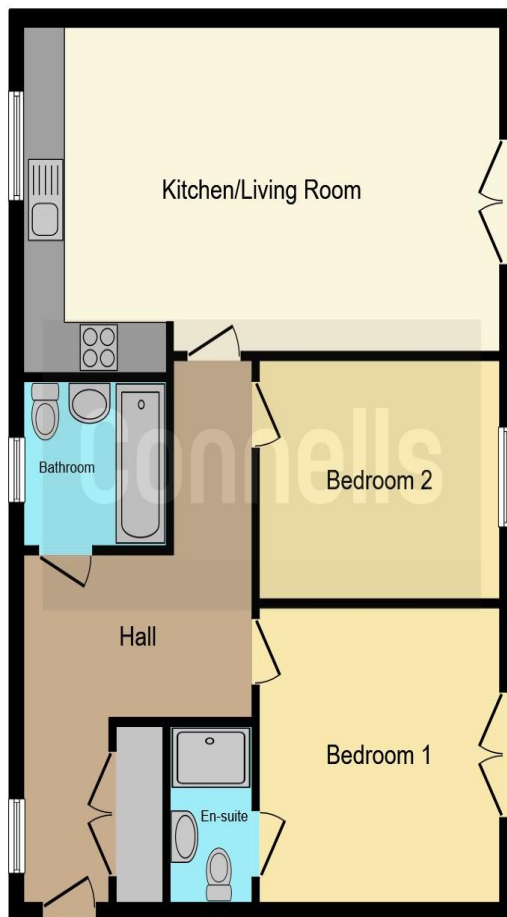
Parking

Two allocated parking spaces.









This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

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: SDN312440 - 0007

Tenure: Leasehold

EPC Rating: B

[view this property online connells.co.uk/Property/SDN312440](http://connells.co.uk/Property/SDN312440)

This is a Leasehold property with details as follows; Term of Lease 125 years from 01 Jan 2018. 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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