



Connells

Kingsdown Caravan Park
Swindon



Property Description

Brand new, modern and spacious two bedroom detached park home, selling with NO ONWARD CHAIN located in the friendly community in the over 50's Kingsdown Mobile Home Park, Stratton ST Margaret East Swindon, a suburb on the outskirts of Swindon. It is located adjacent to Stratton Woods, a large young woodland owned by The Woodland Trust and designated as a County Wildlife Site. A friendly, mature residential park. Semi-rural, approximately half a mile from shops and general facilities. With bus stops nearby. Perfect place to be with nature and the peace and quiet it has to offer. The accommodation briefly comprises of modern fitted kitchen with integral appliances, lounge diner, two good sized bedrooms with built in overhead storage units, bedroom one having its own ensuite and Built-in-wardrobes and family bathroom accessing from the inner hall. Externally the park home has blocked paved driveway parking to the front of the park home and low maintenance gravel rear garden. The park home has a Council Tax Band A!

Accommodation Details Kitchen

15' 1" x 12' 1" (4.60m x 3.68m)
Double glazed window to the side aspect. Double glazed door to the side aspect leading to the rear garden Opening to the lounge. Fully fitted modern kitchen with a range of base and wall mounted units comprising of cupboards and drawers. Island with drawers. Sink with drainer and mixer tap. Integrated four ring gas hob, extractor hood, fridge freezer, double oven, washing machine and dishwasher. Partially tiled to water sensitive areas.

Lounge

15' 1" x 10' 1" (4.60m x 3.07m)
Double glazed window to the side aspect. Double glazed window to the rear aspect. Built-in-fire place. Radiator.

Inner Hall

Access to two bedrooms and family bathroom

Bedroom One

10' 4" x 7' 4" (3.15m x 2.24m)
Double glazed window to the side aspect. Access to ensuite shower room. Built-in-wardrobes and overhead storage.

Ensuite

Obscure double glazed window to the side aspect. Three piece suite comprising of Low Level WC, separate shower and pedestal wash hand basin. Partially tiled to water sensitive areas. Heated towel rail. Radiator.

Bedroom Two

9' 1" x 7' 5" (2.77m x 2.26m)
Double glazed window to the side aspect. Built-in-cupboard and overhead storage.

Bathroom

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

External Features Garden

Fenced boundaries with gate to the front aspect. Laid to gravel. Steps leading to the kitchen.

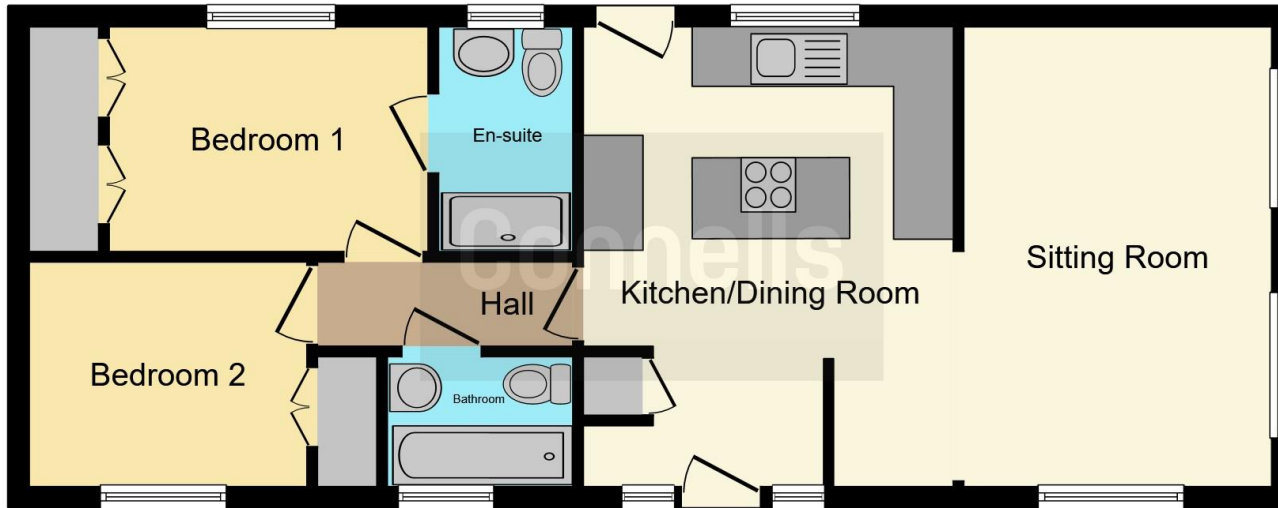
Parking

Block paved driveway to the front aspect.

Agent Note

There is a £210 per calendar month charge for the ground rent as a site charge for the maintenance of the area.





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

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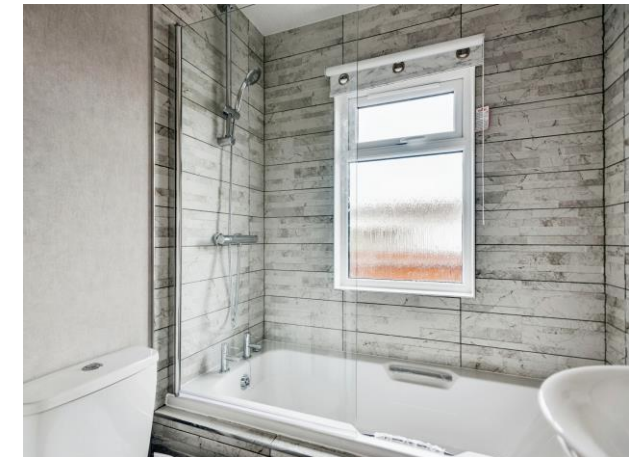
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EPC Rating: Exempt

view this property online connells.co.uk/Property/SDN312982

We are currently awaiting Tenure details. For further information please contact the branch. Please note additional fees could be incurred for items such as leasehold packs.



Tenure:



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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