

for sale

£150,000



Lydiard Residential Park Hook Street Royal Wootton Bassett Swindon SN4 8JA

Located in the sought-after LYDIARD RESIDENTIAL PARK ROYAL WOOTTON BASSETT exclusively for the over 55's, this spacious THREE BEDROOM PARK HOME offers comfortable and convenient living within a welcoming community setting. Private well-maintained rear garden. CARPORT



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Accommodation Details

Entrance Hall

Double glazed door to the front aspect. Access to kitchen, shower room, all bedrooms and sitting room. Storage cupboard.

Kitchen

7' 11" x 8' 4" (2.41m x 2.54m)

Double glazed window to the front and side aspect. Fully fitted kitchen with a range of base and wall mounted unit comprising of cupboards and drawers. One and a half sink with drainer and mixer tap. Space for under counter fridge. Space and plumbing of washing machine. Space for cooker. Partially tiled to water sensitive areas.

Lounge

11' 7" x 10' 10" (3.53m x 3.30m)

Double glazed window to the rear aspect. Access to the dining room. Radiator.

Dining Room

9' 6" x 7' 10" (2.90m x 2.39m)

Double glazed window to all areas. Double glazed door to the side aspect. Radiator.

Bedroom One

9' 6" x 9' (2.90m x 2.74m)

Double glazed window to the side aspect. Radiator.

Bedroom Two

9' 6" x 6' 11" (2.90m x 2.11m)

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

Bedroom Three

6' 9" MAX x 7' (2.06m MAX x 2.13m)

Double glazed window to the rear aspect. Radiator.

Shower Room

Obscure double glazed window to the front aspect. Three piece suite comprising of Low Level WC, wash hand basin and shower. Partially tiled to water sensitive areas.

External Features Garden

Fenced boundaries. Laid to lawn. Patio to the front of the property.

Parking

Driveway parking

Carport

18' 7" x 10' (5.66m x 3.05m)

Double glazed window to the rear aspect.









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: SDN313689 - 0004

Tenure: EPC Rating: Exempt

Council Tax Band: A

view this property online connells.co.uk/Property/SDN313689

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.

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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