

for sale

£140,000



Deneb Drive Swindon SN25 2LG

NO ONWARD CHAIN! Two bedroom first floor apartment located in OAKHURST NORTH SWINDON. 15 Ft LOUNGE with french doors in the lounge with Juliette Balcony.



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Accommodation Details Entrance Hall

Door to the communal entrance . Door to all bedrooms, bathroom and lounge. Storage cupboard and airing cupboard. Radiator.

Lounge

15' 4" x 13' (4.67m x 3.96m)

Double glazed window to the side aspect. Double glazed French doors with Juliette balcony to the front aspect. Television point. Telephone point. Archway to the kitchen. Radiator.

Kitchen

10' 8" x 6' 2" (3.25m x 1.88m)

Double glazed window to the side aspect. 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. Integrated two ovens, four ring gas hob, cooker hood, dishwasher, fridge freezer and washing machine. Tiled splash back to water sensitive areas.

Bedroom One

15' 7" MAX narrowing to 11' 9" x 8' 8" (4.75m MAX narrowing to 3.58m x 2.64m)

Double glazed window to the side aspect. Built-in-wardrobe. Access to ensuite. Radiator.



Ensuite

Obscure double glazed window to the side aspect. Three piece suite comprising of Low Level WC, wash hand basin and shower. Radiator.

Bedroom Two

11' 9" x 6' 9" (3.58m x 2.06m)

Double glazed window to the side aspect.

Bathroom

Three piece suite comprising of Low Level WC, wash hand basin and panelled bath with mixer tap. Extractor fan. Tiled splash back. Radiator.

External Features

Parking

The property does not include a parking space. The property includes the exclusive right to use the parking space shown labelled 21 on the plan attached to the lease.

The lease is for a term of 999 years from 1 January 2005 at an initial ground rent of £150.00 per annum. The ground rent increases every ten years of the term and is index linked.

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: SDN313820 - 0005

Tenure:Leasehold EPC Rating: C

Council Tax Band: C Service Charge: Ask Agent

Ground Rent: 150.00

[view this property online connells.co.uk/Property/SDN313820](https://www.connells.co.uk/Property/SDN313820)

This is a Leasehold property with details as follows; Term of Lease 999 years from 01 Jan 2005. 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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