

for sale

offers over **£300,000**



Elgar Close Swindon SN25 2HG

Situated in the sought-after REDHOUSE NORTH SWINDON, this well-presented THREE BEDROOM FAMILY HOME offers spacious and modern living across two floors. LANDSCAPED ENCLOSED REAR GARDEN. GARAGE AND DRIVEWAY PARKING



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Ground Floor Accommodation

Entrance Hall

Double glazed door to the front aspect. Door to the lounge and cloakroom. Radiator.

Cloakroom

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

Lounge

17' 1" x 12' 9" MAX narrowing to 11' 3" (5.21m x 3.89m MAX narrowing to 3.43m)

Double glazed window to the front aspect. Door to the kitchen. Stairs rising to the first floor accommodation. Under stair storage cupboard. Radiator.

Kitchen/Diner

16' 2" x 9' 5" (4.93m x 2.87m)

Double glazed window to the rear aspect. Double glazed sliding 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 fridge freezer. Space and plumbing for washing machine. Integrated oven, four ring gas hob, cooker hood and oven. Tiled splash back. Radiator.

First Floor Accommodation

First Floor Landing

Access to all bedrooms and family bathroom. Airing cupboard. Loft access.



Bedroom One

11' 11" Excluding door x 9' (3.63m Excluding door x 2.74m)
Double glazed window to the rear aspect. Two built-in-wardrobes.
Radiator.

Ensuite

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

Bedroom Two

9' 9" x 9' 3" (2.97m x 2.82m)
Double glazed window to the front aspect. Radiator.

Bedroom Three

8' 8" x 6' 11" (2.64m x 2.11m)
Double glazed window to the rear aspect. Radiator.

Bathroom

Obscure double glazed window to the front aspect. Three piece suite comprising of Low Level WC, pedestal wash hand basin and panelled bath with mixer tap and shower over. Radiator.

External Features

Garden

Fenced and walled boundaries. Laid to lawn. Patio area. Decking area. Mature shrubs and bushes.

Parking

Parking in front of the garage

Garage

17' 1" x 8' 9" (5.21m x 2.67m)
Up and over door.





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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Property Ref: SDN313949 - 0005

Tenure: Freehold EPC Rating: C

Council Tax Band: D

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