



Connells

Church Walk South
Swindon



Property Description

Set in the ever-popular area of Rodbourne Cheney, North Swindon, this beautifully presented three double bedroom detached family home offers a perfect blend of style, comfort, and practicality. The property has been tastefully upgraded throughout by the current owners, creating a home that feels both modern and inviting from the moment you step inside.

Upon entering, you are welcomed by a spacious and bright entrance hall, providing access to the first floor, a convenient cloakroom, and the principal living areas. The generous lounge offers a relaxing retreat, perfect for unwinding at the end of the day, while the heart of the home is undoubtedly the stunning kitchen/dining room.

This showstopping kitchen diner has been thoughtfully designed with high-quality integral appliances, ample storage, and plenty of space for family dining or entertaining guests. Large windows and patio doors flood the space with natural light and provide seamless access to the rear garden, enhancing the flow between indoor and outdoor living. The first floor continues to impress, featuring three well-proportioned double bedrooms, two of which benefit from built-in wardrobes offering excellent storage solutions. The modern family bathroom is fitted with contemporary fixtures and fittings, completing the accommodation upstairs.

Externally, the property boasts a large, enclosed rear garden, beautifully maintained with a lawn, patio area, and garden store. To the front there is driveway parking.

Ground Floor Accommodation Entrance Hall

Double glazed window to the front and side aspect. Double glazed door to the front aspect. Access to kitchen/diner, lounge and cloakroom. Stairs rising to the first floor accommodation.

Cloakroom

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

Lounge

13' 5" x 10' 10" (4.09m x 3.30m)
Double glazed bay window the front aspect.

Kitchen/Diner

18' 4" x 11' 11" (5.59m x 3.63m)
Double glazed door to the side aspect leading to the side of the property to the rear garden. Double glazed French doors leading to the rear garden. Double glazed window to the rear aspect. Fully fitted kitchen with a range of base and wall mounted units comprising of cupboards and drawers. Integrated dishwasher, fridge freezer, double oven. Space and plumbing for washing machine. Floor to ceiling radiator.

First Floor Accommodation First Floor Landing

Access to all bedrooms and family bathroom.

Bedroom One

11' 3" Into Bay x 10' 10" (3.43m Into Bay x 3.30m)
Double glazed bay window to the front aspect. Built-in-wardrobe. Radiator.

Bedroom Two

12' x 10' 11" (3.66m x 3.33m)
Double glazed window to the rear aspect. Built-in-wardrobes. Radiator.

Bedroom Three

10' 3" x 6' 10" (3.12m x 2.08m)
Double glazed window to the front aspect.
Radiator.

Shower Room

Obscure double glazed window to the rear aspect. Three piece suite comprising of Low Level WC, wash hand basin with vanity unit and walk-in-shower. Partially tiled to water sensitive areas. Storage cupboard. Radiator.

External Features Garden

Fenced boundaries. Mature shrubs and bushes. Mainly laid to lawn area. Raise slate beds. Garden store. Gate to the front of the driveway.

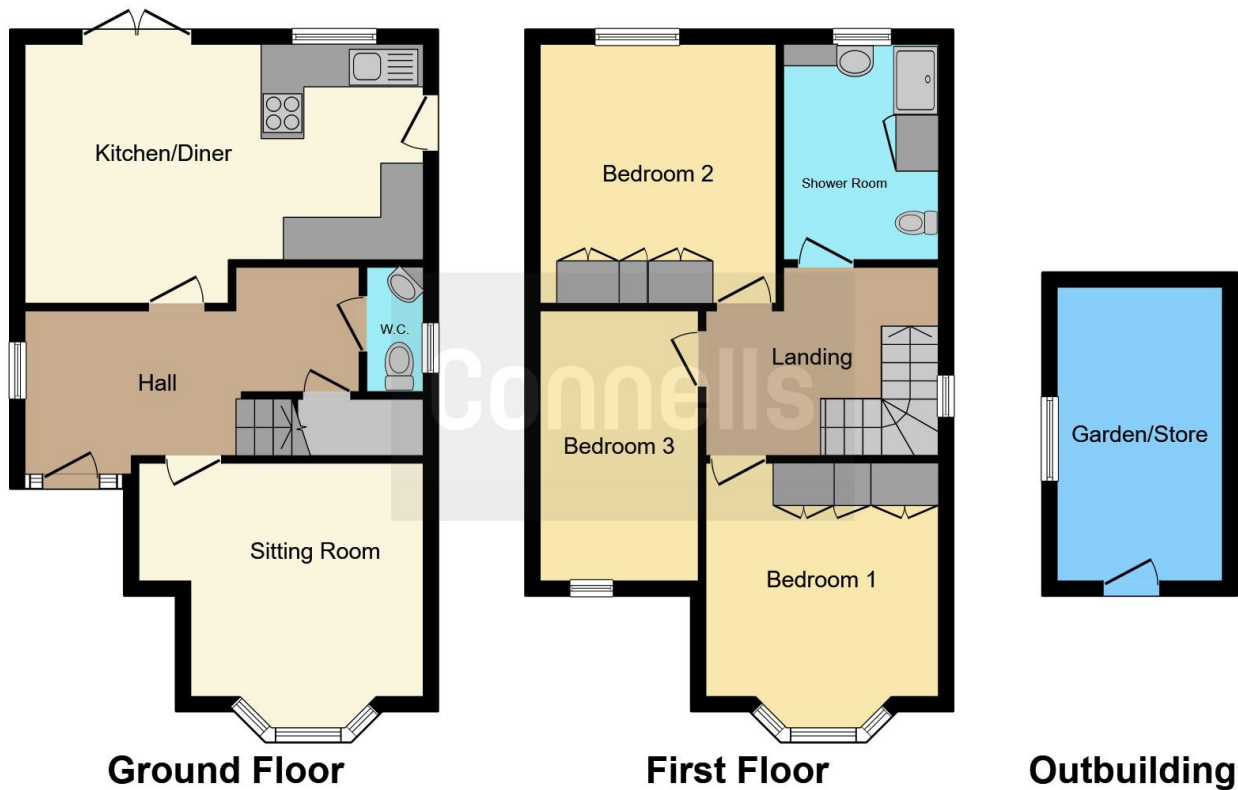
Parking

Driveway parking to the front.

Garden Store

13' 7" x 7' 9" (4.14m x 2.36m)
Door to the front. Window to the side 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

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EPC Rating: D Council Tax Band: D

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Tenure: Freehold



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