

for sale

£300,000



Annapurna Swindon SN3 3GS

Located within the highly sought-after OAKFIELD DEVELOPMENT, this modern and energy-efficient THREE BEDROOM HOME offers a high standard of living in a vibrant and sustainable community. Built less than 3 years ago! ALLOCATED PARKING



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Agent Note

Please note that an AML fee is chargeable to the buyer once an offer has been accepted to cover the cost of required identity checks and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.

Ground Floor Accommodation

Entrance Hall

Double glazed door to the front aspect. Access to the open plan living accommodation. Stairs rising to the first floor accommodation. Storage cupboard.

Open Plan Living Accommodation

28' x 12' 1" (8.53m x 3.68m)

Kitchen Area

Beautifully presented fully fitted kitchen built with a range of base and wall mounted units comprising of cupboards and drawers. Ample storage. Fitted with modern appliances inclusive of Induction Hob and Integrated Fridge/Freezer unit. Washing Machine ,Dishwasher and Cooker-hood located above the hob. Tiles to water sensitive areas. Sink with drainer and mixer tap.

Lounge Area

Door to the inner hall. Triple glazed window to the rear aspect. Triple glazed door to the rear garden. Television point. Telephone point. Two radiators.



Inner Hall

Door to the airing cupboard and cloakroom

First Floor Accommodation

First Floor Landing

Access to all bedrooms and family bathroom. Loft access.
Radiator.

Bedroom One

13' 4" x 9' 2" (4.06m x 2.79m)

Triple glazed window to the front aspect. Radiator.

Bedroom Two

11' 2" MAX x 8' 1" MAX (3.40m MAX x 2.46m MAX)

Triple glazed window to the rear aspect. Radiator.

Bedroom Three

11' 3" x 7' (3.43m x 2.13m)

Triple glazed window to the rear aspect. Radiator.

Bathroom

Three piece suite comprising of panelled bath with mixer taps and shower over, Low Level W/C and wash hand basin. Tiling to all water sensitive areas. Heated towel rail. Extractor fan.

External Features

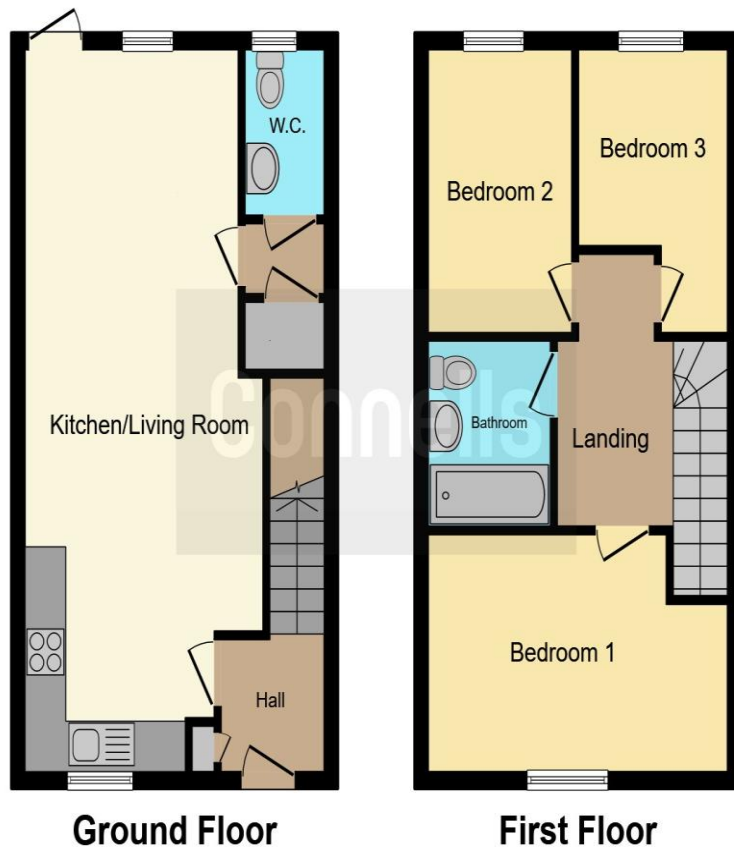
Garden

Enclosed by wooden panel fencing. Small patio area. Mainly laid to lawn. Cycle Store.

Parking

There is allocated parking with the property





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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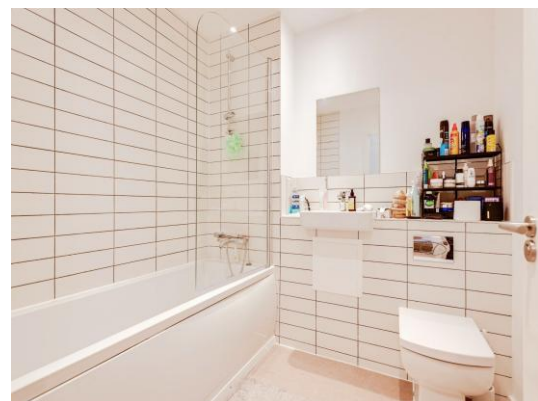
Unit B11 North Swindon District Centre Thamesdown Drive
 SWINDON SN25 4AN

Property Ref: SDN313785 - 0005

Tenure: Freehold EPC Rating: A

Council Tax Band: C

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