

richard  
james



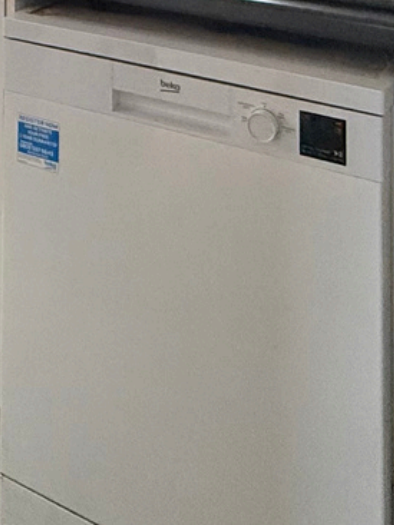
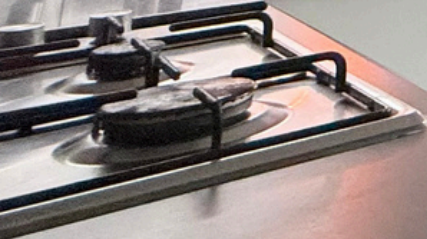
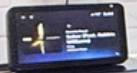
## *2, Proud Close*

Purton, SN5 4EH

Guide Price  
**£280,000**



Dinner is ready when the smoke alarm goes off





# Proud Close

Purton

Freehold | EPC Rating - C

 3  1  2

Tucked away within a peaceful cul-de-sac on the edge of Purton, this well-kept semi-detached home offers a flexible and thoughtfully arranged layout, currently configured as three generous bedrooms having previously been four. The property provides a comfortable balance of living and bedroom space, making it well suited to modern family life.

Upon entering, the hallway offers a practical introduction with useful storage, leading through to the main living areas. The living room is positioned to the rear, creating a bright and welcoming space with double doors opening directly onto the garden, allowing for an easy flow between indoor and outdoor living.

From here, the layout continues into a separate dining room, offering a distinct yet connected space that works equally well for everyday use or entertaining. The kitchen is neatly arranged with a good range of units and work surfaces, providing a functional and well-organised environment.

Upstairs, the reconfigured layout allows for three well-proportioned bedrooms, all offering comfortable dimensions, with two benefitting from built-in storage.



**Daisy Costin**

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Scan here

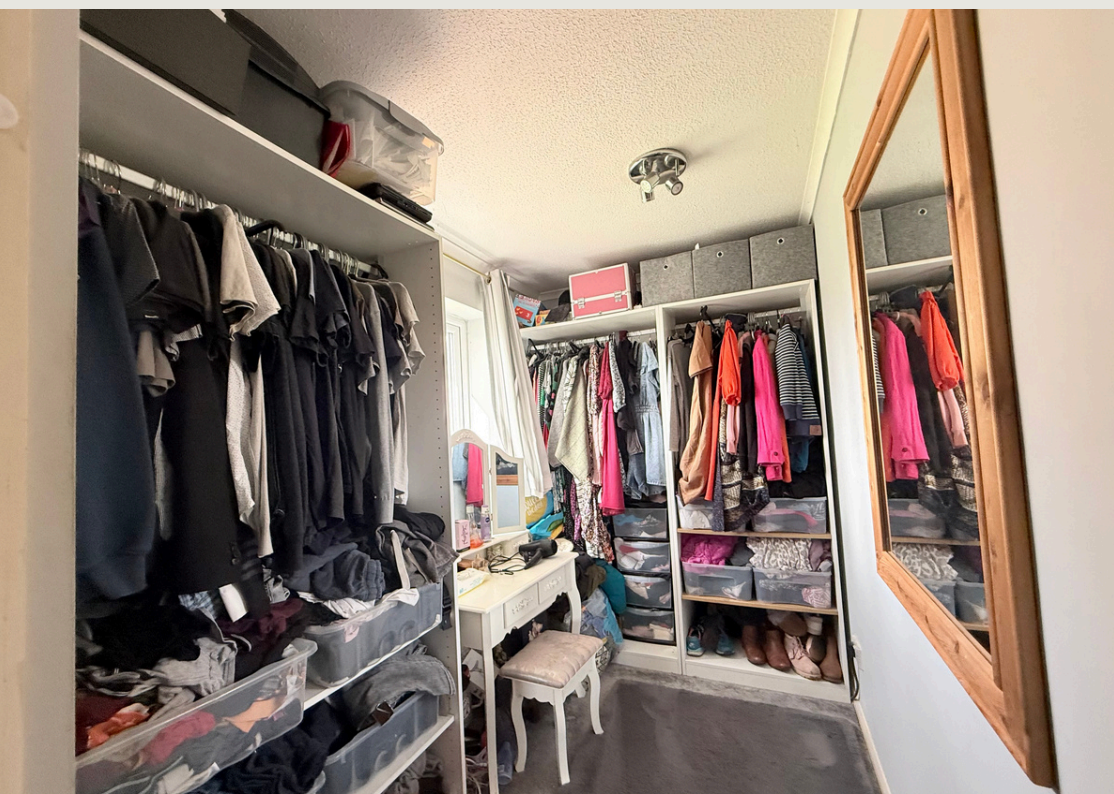


The current setup enhances room sizes, while still offering potential for those who may wish to return to a four-bedroom arrangement. A modern family bathroom completes the first-floor accommodation.

Externally, the property continues to impress with a manageable frontage leading to the entrance, while to the rear there is driveway parking along with an enclosed garden designed for ease of maintenance. The outdoor space is both practical and private, featuring a combination of patio and low-maintenance finishes, ideal for relaxing or everyday use.

The location offers the best of both worlds, set on the quieter outskirts of the village while remaining within easy reach of local amenities, schools, and services. Purton is a popular and well-served village, and its proximity to Swindon ensures convenient access for commuting, alongside nearby countryside providing excellent opportunities for walking and outdoor pursuits.

Welcome Home...



Rear  
Gardens



Rear  
Gardens

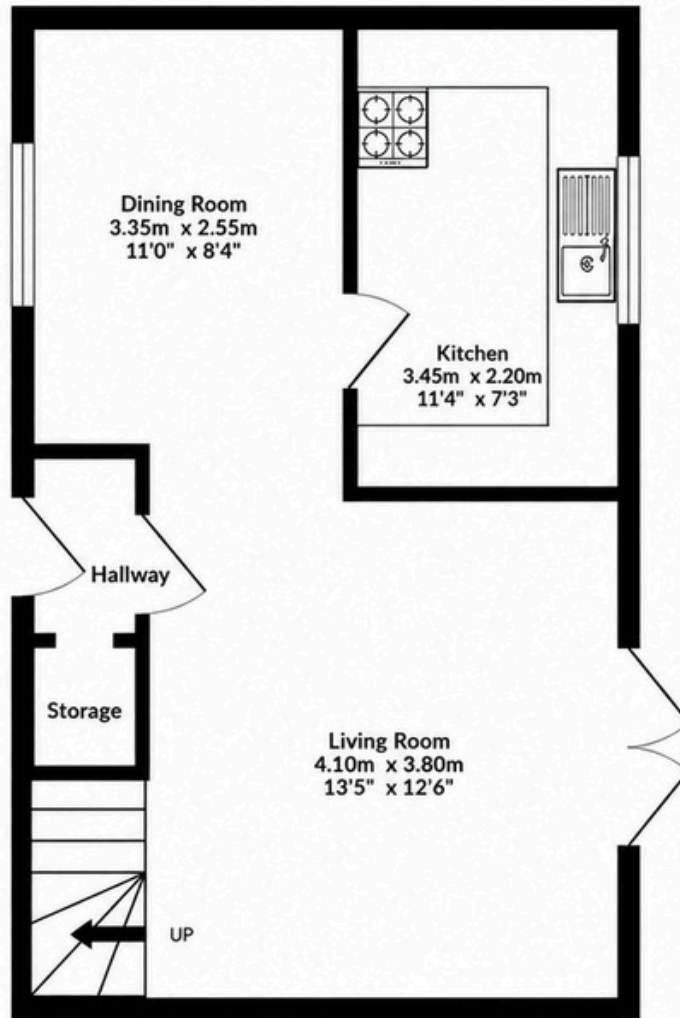


Frontage

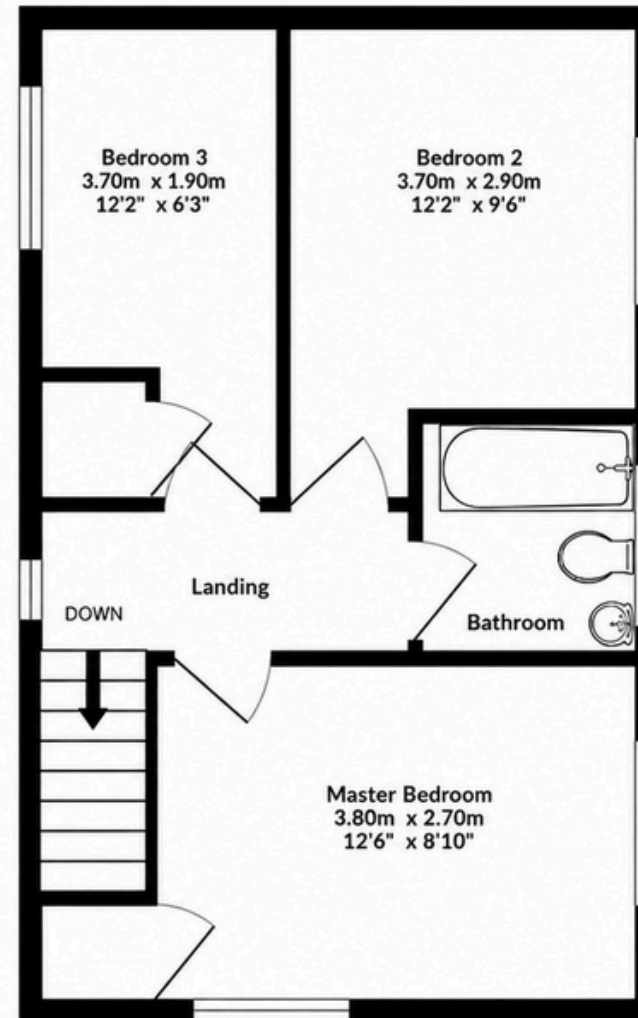


# Floorplan

GROUND FLOOR



1ST FLOOR



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