



7 Ashdown Way, Swindon, SN25 1FA

Guide price £465,000

Summary

Resides Swindon are delighted to be marketing this beautifully updated property that has been reimagined and finished to an exceptionally high standard and sits in one of the areas most desirable locations. The heart of the home is the kitchen/snug/diner, a WREN kitchen with AEG oven, microwave, steamer, hot plate and fridge freezer, also an induction hob, this truly is luxury. The rest of the accommodation comprises. entrance porch, lounge, dining/study, separate utility room, bedroom four, downstairs WC. To the first floor has three double bedrooms with fitted wardrobes in all rooms, en suite shower room in the master bedroom and the family bathroom. This home home has been updated on purchase approximately 8 years ago and also benefits LG air con which is also a heater. THIS IS A MUST SEE!



DISCLAIMER

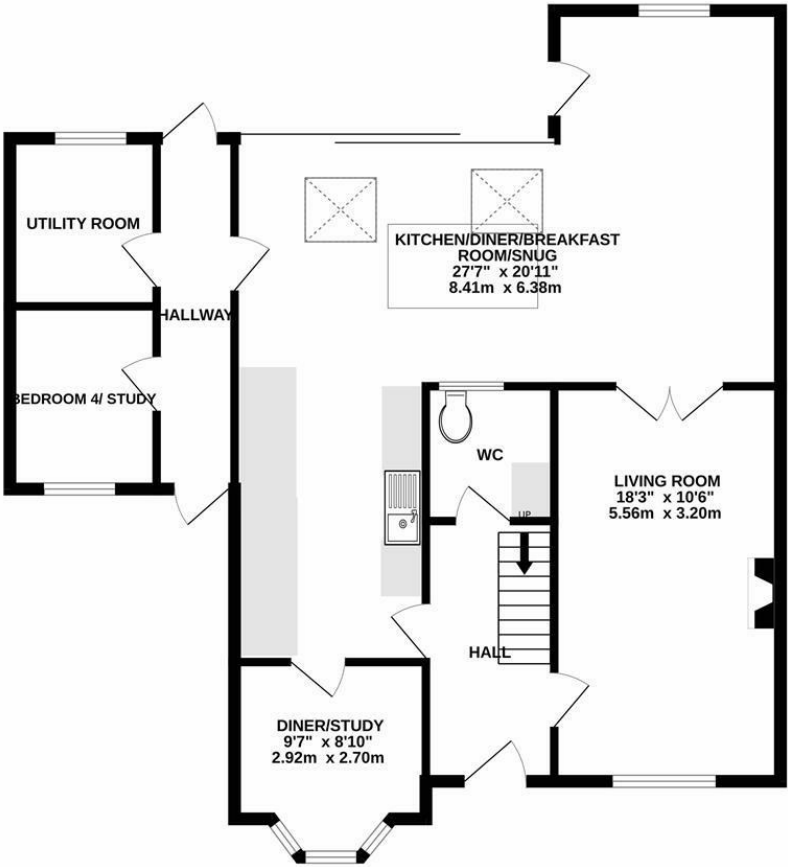
Floor plans-These are intended as a guide only. Dimensions are approximate. Not to scale. We have taken every care with the preparation of these details.

LOFT EXTENSION

SUBJECT TO PLANNING AND BUILDING REGULATIONS THERE IS POTENTIAL TO EXTEND INTO THE LOFT.



GROUND FLOOR



Energy Efficiency Rating	
	Current
Very energy efficient - lower running costs	
102 plus A	
81-101 B	
69-80 C	
55-68 D	
43-54 E	
31-42 F	
1-10 G	
Not energy efficient - higher running costs	
England & Wales	
EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating	
	Current
Very environmentally friendly - lower CO ₂ emissions	
102 plus A	
81-101 B	
69-80 C	
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