



RIDGE NETHER MOOR
Liden, Swindon, SN3 6NE



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- COMPLETED CHAIN
- Semi Detached House
- Three Bedrooms
- POTENTIAL TO EXTEND (STPP)
- GARAGE & Driveway Parking
- South Facing Rear Garden
- Modern Kitchen (With Built In Appliances)
- Living Room
- Dining Area & Sun Room
- Excellent Location

Offers Over £270,000



***** COMPLETED CHAIN ***** We are delighted to offer this well presented three bedroom semi detached house with **POTENTIAL TO EXTEND** (subject to planning permission). Located in a quiet cul de sac in the popular area of Liden, within easy access to all local amenities, Great Western Hospital and transport links such as the A419 & M4 motorway. The accommodation comprises of entrance porch, living room, dining area, kitchen, sun room, three bedrooms and bathroom. Property also benefits from a garage, driveway parking, enclosed rear garden, gas central heating and uPVC double glazing. An early viewing is highly recommended.

Entrance Porch

Obscured uPVC window to side elevation. Vinyl flooring. uPVC door to living room:

Living Room

uPVC window to front elevation. Gas fireplace with stone surround. Radiator. Opening to dining area:

Dining Area

Stairs to first floor. Understairs cupboard. Radiator. uPVC sliding doors to sun room:

Sun Room

uPVC windows to rear elevation. uPVC patio doors to side. Tiled flooring.

Kitchen

uPVC door and window to rear elevation. White gloss wall and base units with rolled edge worktops over. Stainless steel sink and drainer. Freestanding cooker with extractor hood over. Integral fridge, freezer, washing machine and dishwasher. Part tiled walls. LVT flooring. Inset ceiling lights. Radiator.

Landing

Airing cupboard housing boiler. Loft access (mostly boarded with loft ladder).

Bedroom One

uPVC window to front elevation. Range of built in wardrobes. Radiator.

Bedroom Two

uPVC window to rear elevation. Built in wardrobe. Radiator.

Bedroom Three

uPVC window to front elevation. Radiator.

Bathroom

Obscured uPVC window to rear elevation. White suite comprising of panelled bath, built in shower, pedestal wash hand basin and low level W.C. Fully tiled walls. Vinyl flooring. Heated towel rail.

Front

Block paved driveway. Laid to lawn with mature tree. Gated access to rear garden.

Rear Garden

South facing. Enclosed by timber fencing. Paved patio. Mostly laid to lawn with mature shrubs. Space for timber shed. Further seating area to the rear of the garden. Gated access to front. Outside tap.

Garage

Up and over garage door. Light and power.

Sizes

Please note, all measurements of room sizes given are not guaranteed and figures are for guidance only.

Viewings

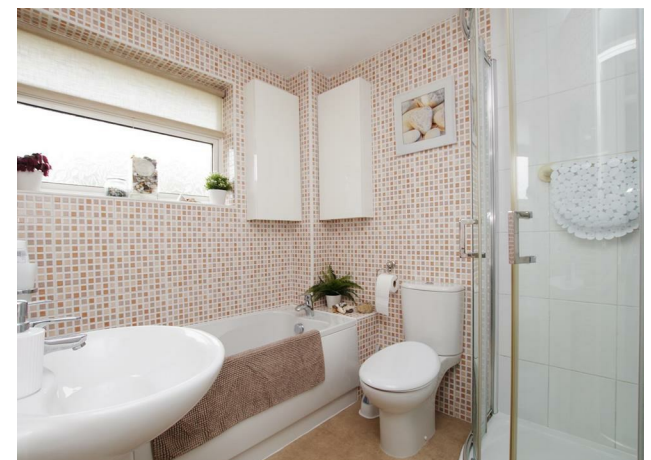
Strictly via our Swindon office telephone (01793) 641641.

Mortgages

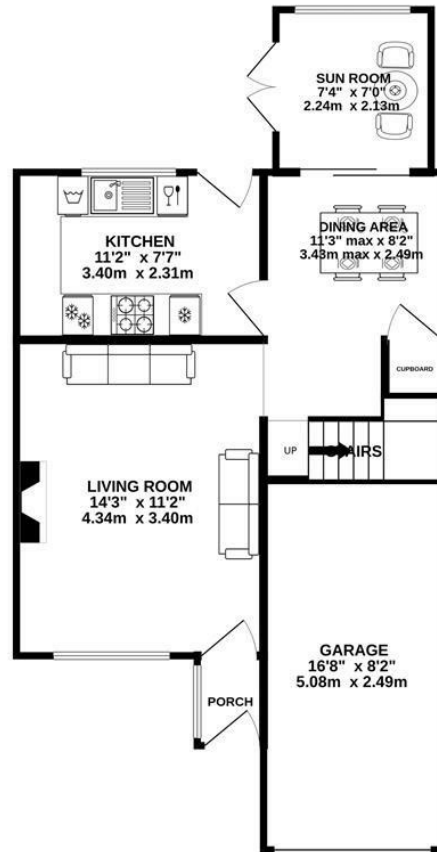
If you would like independent mortgage advice please call Dan Spurr at Primary on (01793) 616617. Home visits available.

Money Laundering

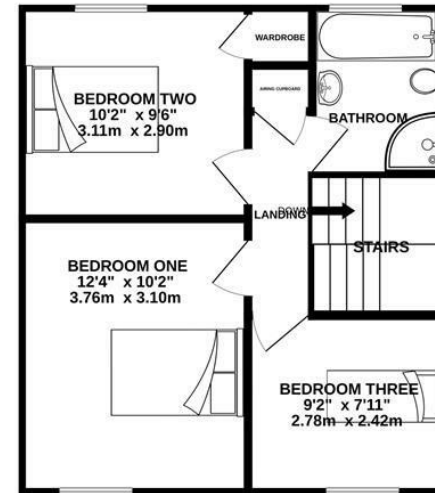
Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale.



GROUND FLOOR
553 sq.ft. (51.3 sq.m.) approx.



1ST FLOOR
421 sq.ft. (39.1 sq.m.) approx.



TOTAL FLOOR AREA : 973 sq.ft. (90.4 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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