

NEWHALL STREET

Town Centre, Swindon, Wiltshire SN1 5QT

PRIMARY
HOMES & LETTINGS

Newhall Street, Town Centre, Swindon SN1 5QT

- IDEAL FIRST TIME BUY OR BUY TO LET INVESTMENT
- End Terrace House
- Two DOUBLE Bedrooms
- NO ONWARD CHAIN
- Two Reception Rooms
- Kitchen
- Downstairs Bathroom
- Low Maintenance Garden
- Town Centre Location

Chain Free £160,000









*** IDEAL FIRST TIME BUY OR BUY TO LET INVESTMENT *** Primary Homes & Lettings are pleased to offer this well presented two DOUBLE bedroom end terrace property being sold with NO ONWARD CHAIN. Situated in the heart of Swindon town centre within walking distance to the railway station and all local shops. The accommodation comprises of living room, dining room, kitchen, bathroom and two bedrooms. Property also benefits from an enclosed courtyard garden, gas central heating and uPVC double glazing. Viewing is highly recommended.

Storm Porch
Steps leading to uPVC front door.

Hallway
Stairs to first floor. Radiator.

Living Room
uPVC window to front elevation. Vertical radiator.

Dining Room
uPVC door to courtyard. Understairs cupboard. Radiator.

Kitchen
uPVC window to side elevation. Matching wall and base units with rolled edge worktops over. Stainless steel sink and drainer. Built in single oven. Gas hob with extractor hood over. Space and plumbing for washing machine. Part tiled walls. Laminate flooring.

Bathroom
Obscured uPVC window to side elevation. White suite comprising of panelled bath with shower over, pedestal wash hand basin and low level W.C. Panelled walls. Vinyl flooring. Heated towel rail.

Landing
Loft access.

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

Bedroom Two
uPVC window to front elevation. Built in wardrobe. Feature fireplace. Radiator.

Front
Enclosed by brick wall and cast iron railings. Gated access to courtyard. Steps to storm porch.

Courtyard
Enclosed by brick wall. Mostly gravelled. Path leading to gated access to front. Outside tap.

Tenure
We are advised that this property is freehold; however, prospective buyers should verify this information with their solicitor or legal representative.

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.

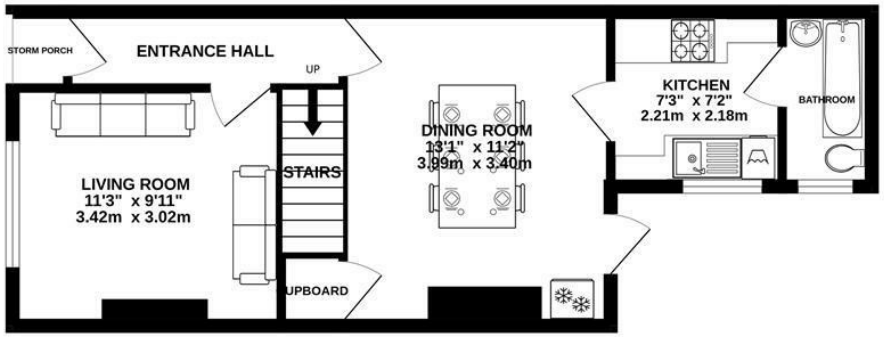
Money Laundering
Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale.



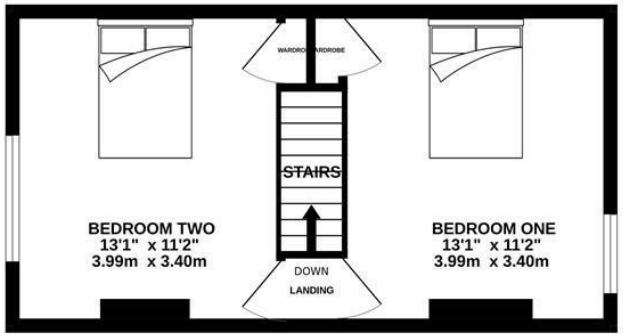




GROUND FLOOR
396 sq.ft. (36.8 sq.m.) approx.



1ST FLOOR
320 sq.ft. (29.8 sq.m.) approx.



TOTAL FLOOR AREA : 717 sq.ft. (66.6 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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