



CHARLES HARDING

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Hadrians Close

Swindon

SN3 4BE

Guide Price £275,000

14 Hadrians Close, Swindon, Wiltshire, SN3 4BE

A Three Bedroom Semi Detached Bungalow occupying a generous corner plot and offering excellent scope for modernisation, situated in the sought-after Coleview area of Swindon.

The accommodation comprises, Entrance Porch, Hall, spacious Living Room with sliding doors leadings out to the conservatory, fitted Kitchen, Two Double Bedrooms, a further single bedroom and a Shower Room.

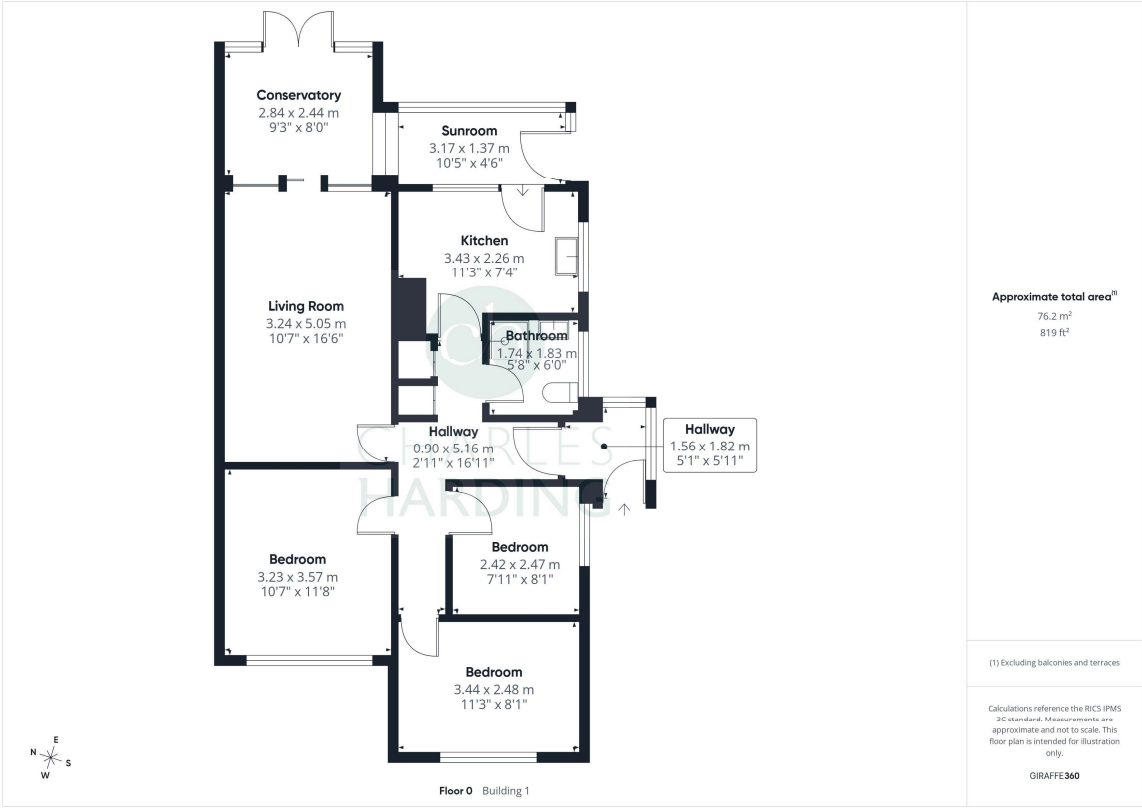
Externally, the property enjoys a substantial wrap-around garden with well-maintained lawned areas to the front and rear, complemented by mature shrubs providing a good degree of privacy. A detached garage and driveway offering ample off-road parking.

Please note that there is no gas supply inside or to the property at present. A quotation has been obtained to bring a gas supply to the property; however, this quote only covers the external supply. It does not include the installation of a gas meter, the connection to the property, or any internal pipework required for gas central heating (including boiler, radiators, and associated fittings).

This property presents an excellent opportunity for buyers and is being offered with no onward chain.

A viewing is strongly recommended to fully appreciate the space and versatility this property offers.

Council Tax Band B







Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		75 C
55-68	D		
39-54	E	52 E	
21-38	F		
1-20	G		

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Disclaimer

Every attempt has been made to ensure accuracy, however these property particulars are approximate and for illustrative purposes only. They have been prepared in good faith and they are not intended to constitute part of an offer of contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide only and should not be relied upon for the purchase of any fixture or fittings. Lease details, service charges and ground rent (where applicable) are given as a guide only and should be checked prior to agreeing a sale.