



Connells

Hastings Road
Watchfield Swindon

Hastings Road
Watchfield Swindon SN6 8DN

for sale shared ownership
£142,500



Property Description

50% Shared Ownership With the option to purchase at 100% ownership! NO ONWARD CHAIN! Situated in the popular village of Watchfield, this well-presented two-bedroom home offers spacious and thoughtfully arranged accommodation throughout, finished in neutral decor and ready for immediate occupation.

The ground floor comprises an inviting entrance hall leading to a generous living room, providing an excellent space for both relaxing and entertaining. To the rear, the modern kitchen/dining room offers ample worktop and storage space, with room for dining and direct access to the enclosed rear garden. A convenient downstairs cloakroom completes the ground floor accommodation.

Upstairs, the property benefits from two well-proportioned double bedrooms, both offering comfortable living space, alongside a family bathroom fitted with a three-piece suite.

Externally, the property enjoys a fully enclosed rear garden, ideal for outdoor dining and family enjoyment, while allocated parking for two vehicles provides practical off-road parking.

Combining well-balanced accommodation, neutral decor and a desirable village location

Please Note

The advertised price is based on 50% share of the property. There is an option to staircase up to the 100% ownership of the property.

Agent Note

Please note that an AML fee is chargeable to the buyer once an offer has been accepted to cover the cost of required identity checks and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.

Ground Floor Accommodation Entrance Hall

Double glazed door to the front aspect. Door to the lounge. Stairs rising to the first floor accommodation.

Lounge

17' 7" x 10' 10" (5.36m x 3.30m)

Double glazed window to the front and side aspect. Under stair storage cupboard. Radiator.

Kitchen

Double glazed window to the rear aspect. Fully fitted kitchen with a range of base and wall mounted units comprising of cupboards and drawers. Sink with drainer and mixer tap. Storage cupboard. Space for fridge freezer, washing machine and dishwasher.

Inner Hall

Double glazed door to the rear aspect. Door to the cloakroom

Cloakroom

Two piece suite comprising of Low Level WC and pedestal wash hand basin. Radiator.

First Floor Accommodation First Floor Landing Bedroom One

14' 4" x 13' 10" (4.37m x 4.22m)

Two double glazed window to the front aspect. Storage cupboard. Radiator.

Bedroom Two

13' 11" x 7' 2" (4.24m x 2.18m)

Double glazed window to the rear aspect. Storage cupboard. Radiator.

Bathroom

Obscure double glazed window to the side aspect. Three piece suite comprising of pedestal wash hand basin, Low Level WC and panelled bath with shower over. Partially tiled to water sensitive areas. Heated towel rail.

External Features

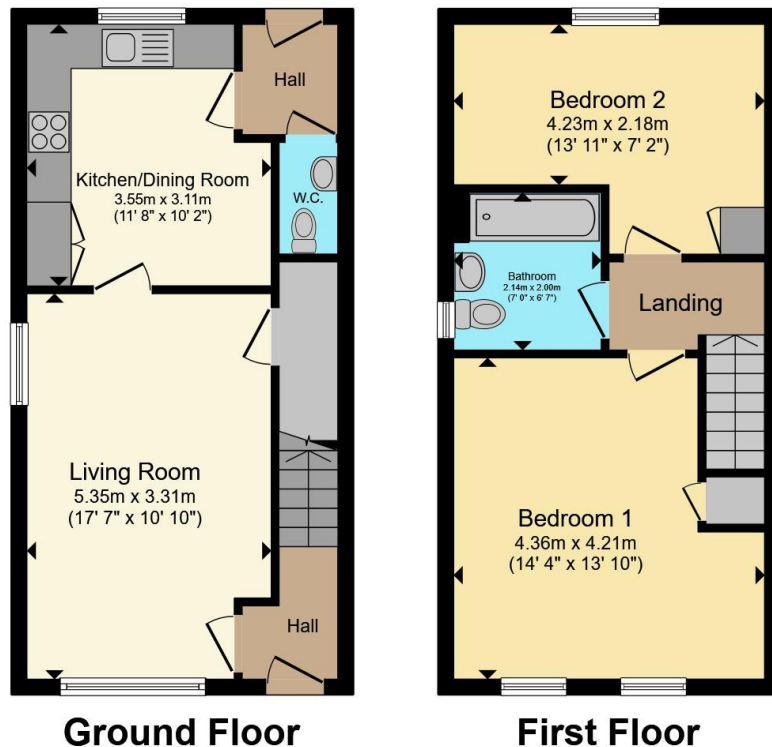
Parking

Allocated parking for two vehicles. Side gate to the rear garden

Garden

Fenced boundaries. Laid to patio and lawn. Pathway and gate to the front of the property





Total floor area 74.8 m² (805 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

Connells



To view this property please contact Connells on

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Unit B11 North Swindon District Centre Thamesdown Drive
SWINDON SN25 4AN

EPC Rating: B

Council Tax
Band: C

Service Charge: Ask
Agent

Ground Rent:
Ask Agent

Tenure: Leasehold

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This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.



1. MONEY LAUNDERING REGULATIONS 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. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Witan Gate House, 500-600 Witan Gate West, Milton Keynes, MK9 1GF. VAT Registration Number is 500 2481 05.

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