



**6 Ridge Green, Shaw, Swindon, SN5 5PU**  
**£950 Per Month**

Swindon Homes are pleased to market 'to let' this well presented two double bedroom, ground floor apartment situated within the Ridge Green complex., Shaw, Swindon. The accommodation comprises : communal entrance hall, apartment entrance hall, lounge / diner, Kitchen, bathroom plus two double bedrooms.. Further benefits include electric heating, double glazed windows and allocated parking. The apartment is close to local shops, schools and bus routes.





### Communal Entrance

Communal entrance door into lobby, stairs to all floors , doors to apartments

### Apartment Entrance

From entrance lobby door to apartment, hallway with doors to lounge, bathroom, and both bedrooms, wall mounted electric heater wall mounted phone for secure entry system, wall mounted fuse box housing electric meter.

### Lounge / Diner

15'10" x 9'9" into 2'2" intro 4'06" (4.83m x 2.97m into 0.66m intro 1.37m)

Double glazed window with fitted blinds to rear aspect, wall mounted electric heater, archway to kitchen.

### Kitchen

9'10" x 8'8" (3.00m x 2.64m)

Double glazed window to rear aspect. A modern fitted kitchen with a selection of units at both eye and base level, matching work tops and part tiled walls, composite single bowl sink unit with mixer tap over, integrated electric hob with oven under, washing machine, new fridge / freezer.

### Bathroom

6'6" x 7'3" (1.98m x 2.21m)

A modern bathroom white suite comprising panelled bath with mixer tap and shower over, shower screen, wall mounted basin , low level WC. cupboard housing immersion heater, opaque window to side aspect.



### **Bedroom One**

10'5" x 10'6" (3.18m x 3.20m)

Double glazed window with fitted blinds to rear access, wall mounted electric heater,

### **Bedroom Two**

9'2" x 8'7" (2.79m x 2.62m)

Double glazed window with fitted blinds to rear aspect, wall mounted electric heater.

### **Parking**

Allocated space to front of property with one to the rear plus visitors spaces available also.

### **Communal Gardens**

Communal gardens to side and front of the complex.




GROUND FLOOR



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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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			74
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F		56	
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	
			
Environmental Impact (CO <sub>2</sub> ) Rating			
		Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
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