52 Penhill Drive, Penhill, Swindon, Wilts, SN2 5ER

£260,000

SWINDON HOMES sales, lettings & mortgages

** WELL PRESENTED ** DRIVEWAY PARKING ** LOW MAINTENANCE GARDEN **

Swindon Homes are pleased to market this well presented and ver well looked after three bedroom, mid-terraced property situated in Penhill, Swindon.

The accommodation comprises: entrance hall, lounge with bay window, kitchen/ diner, utility area, office space / storage, family shower room two double bedrooms plus a good sized single.

Further benefits include gas central heating, a triple glazed living room window, a well cared for enclosed rear garden plus off road gated parking for one car to the front (with scope to add another).

The property is in the heart of the community, situated close to local shops and amenities and within a short distance to local schools.

Front Garden / Parking
approx 16'0" x 23' (approx 4.88m x 7.01m)
A paved front garden /parking area with a double gate for car access and a single gate for pedestrian access, with a wall surround [Wall could be taken down if another parking space was required], metal gate to path with shared access to rear garden.

Entrance Hallway
Half glazed uPVC front door to hallway, uPVC window to side, stairs to first floor, radiator, doors to lounge and kitchen, understairs storage cupboard,

Lounge
11'9" into bay x 12'10" (3.58m into bay x 3.91m)
Large uPVC triple glazed bay window with fitted blinds, feature fire place.

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Kitchen / Diner
9'10" x 19' (3.00m x 5.79m)
Two uPVC windows with fitted blinds to rear aspect. A modern fitted kitchen with a selection of units at eye and base level, matching work surfaces and part tiled walls, single bowl stainless steel sink unit with mixer tap over, space and connection for gas cooker, space and plumbing for washing machine, space for fridge / freezer, wall mounted Worcester combi boiler, radiator, half glazed door to utility.
There is also plenty of space for a family size dining table and chairs.

Utility
7"10" x 5'5" (2.13m'3.05m x 1.65m)
uPVC door to garden, space for fridge/ freezer, tumble dryer.

Ofifce / Storage
7'8" x 5'5" (2.34m x 1.65m)
uPVC window to rear aspect, power and light.

Stairs to first floor
6'10" x 7'6" (2.10 x 2.3)
From hallway stairs with balustrade to first floor landing, doors to bathroom and all bedrooms, access to insulated loft space.

Family Shower Room
5'8" x 7'6" (1.75 x 2.29)
Opaque uPVC window to rear aspect. A modern bathroom suite comprising walk in shower with waterproof back panels, vanity washbasin with mixer tap and cupboard under, low level WC, heated towel rail, water resistant flooring.

Bedroom One
10'2" into 8'6" x 16'0" (3.1 into 2.6 x 4.9)
uPVC window with fitted blinds to rear aspect, radiator, two built in cupboards,.

Bedroom Two
10'2" x 13'5" (3.1 x 4.1)
Two uPVC windows with fitted blinds to front aspect, radiator, built in cupboard.

Bedroom Three
7'0" into 3'7" x 10'5" (2.15 into 1.1 x 3.2)
uPVC window to front aspect, radiator, built in over stairs cupboard.

Raer Garden
37 'x 23' (11.28m 'x 7.01m)
A very well looked after low maintenance rear garden with side gate [via passage] for front access, raised beds, two trees, garden shed, decorative stones areas, all surrounded by wooden fencing.

Russell Hobbs
Grandmas
Kitchen
UTENSIL

GROUND FLOOR

1ST FLOOR

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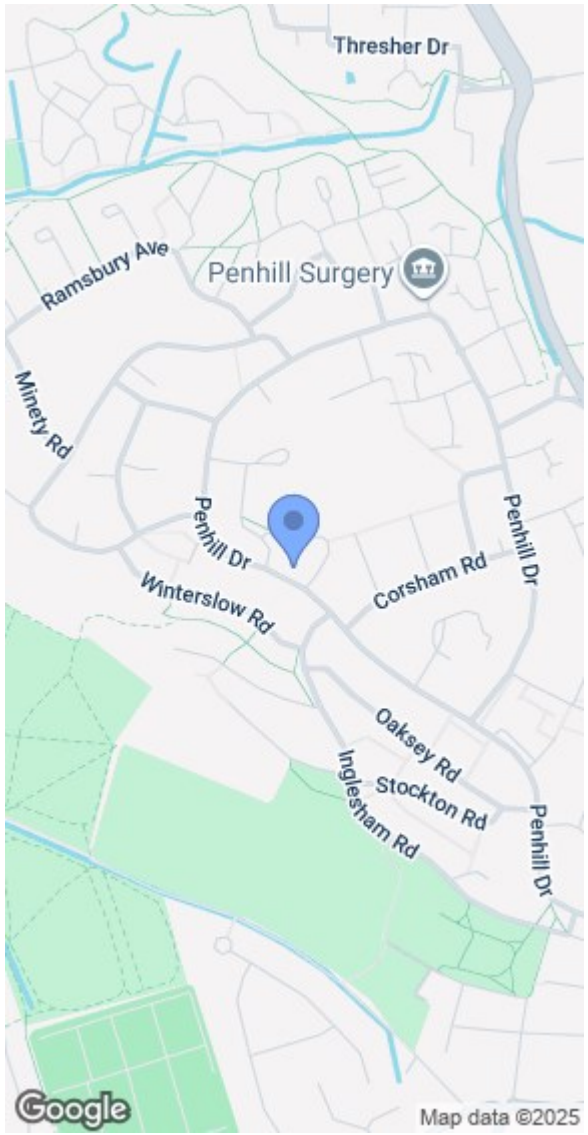

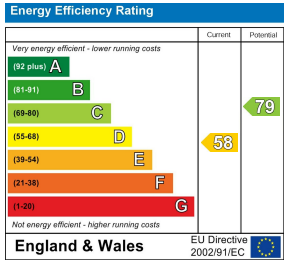

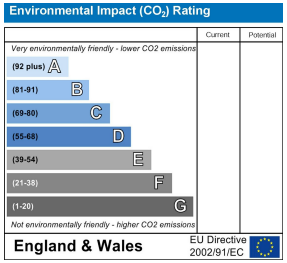

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used 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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