



Flat 70, Olympus House Fire Fly Avenue, Swindon, SN2 2FW  
£1,175

SWINDON  
**HOMES**   
sales, lettings & mortgages



Unfurnished 2 Double Bedroom Designer Apartment with South Facing Balcony, Floor to Ceiling Windows, Video Entry System, Fully Integrated Appliances, Open Plan Layout. Private Parking Space.

#### Key Benefits

- Two bathrooms, including a luxurious en-suite shower room,
- A stone's throw from Swindon Designer Outlet and National Trust,
- Penthouse apartment, 2 large double bedrooms,
- Two bathrooms, including a luxurious en-suite shower room,
- Video entry system,
- Built in wardrobes
- Fully integrated appliances to an impeccably high standard,
- Stunning new apartment with quality touches throughout,
- Open plan layout, floor to ceiling windows, spacious and functional living space and sunny south facing balcony,

#### Communal Entrance

Electronic phone entry system, stairs to all apartments

#### Entrance Hall

Phone entry system, large storage cupboard

#### Living room/ kitchen

Floor to ceiling windows with balcony, integrated appliances

#### Bedroom One

Built in wardrobes, window to rear

#### En-suite

Shower room en-suite with WC, wash basin and shower

#### Bedroom Two

Second double bedroom with window to rear

#### Bathroom



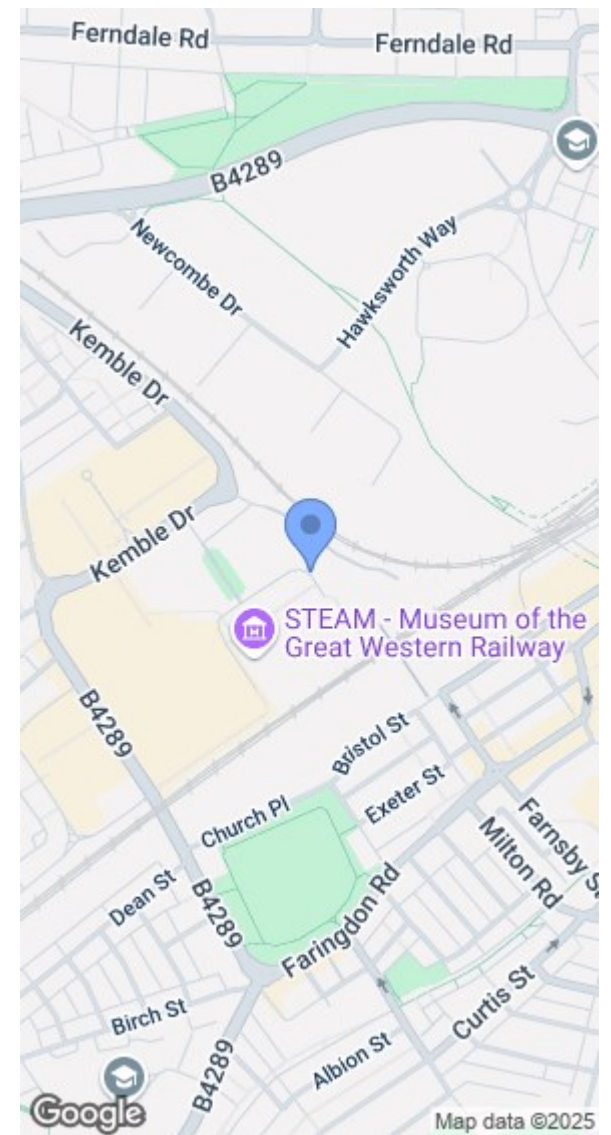




Bath, wash basin, WC









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