



**Swindon Road, Old Town, Swindon**  
**Guide Price £330,000**

Stunningly Presented Throughout, Renovated To A Very High Specification, Stylish 'Open Plan'

\* Property Launch Event: Friday 1st April 2022. (Viewing Is Strictly By Appointment Only) \*

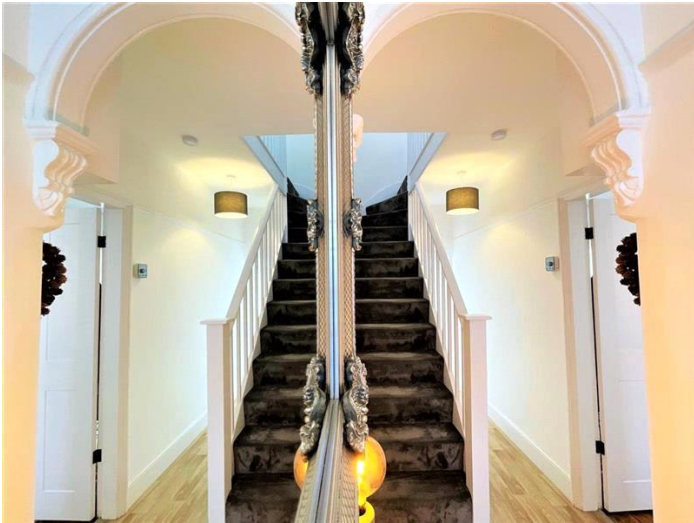
PROPERTY VIDEO TOUR - NOW AVAILABLE TO VIEW ONLINE!

MILES BYRON are delighted to market 'For Sale' this outstanding bay-fronted terraced property. The impressive living accommodation briefly comprises: Entrance hall, cloakroom/W.C., a spacious 'open plan' living/dining room, a spacious & sociable kitchen/dining room which provides a 'WOW FACTOR' upon entering. Double doors provide access to the WESTERLY FACING REAR & PROFESSIONALLY LANDSCAPED REAR GARDEN. To the first floor there are TWO OF THE THREE DOUBLE BEDROOMS and a delightful three piece, family sized bathroom. To the second floor there is a large dual aspect master bedroom/suite which benefits from very impressive, far reaching views to the rear aspect. To fully appreciate this wonderful home, MILES BYRON would highly recommend confirming your viewing as soon as possible !

Tenure: Freehold  
Garden details: Private Garden

Kitchen/Dining Room, 3 Double Bedrooms, Three Floors Of Spacious Living Accommodation, Downstairs W.C., First Floor Bathroom, Westerly Facing Rear Garden | Freehold **SOLD**





Whilst every effort is made to ensure the accuracy of these details, it should be noted that the measurements are approximate only. Floorplans are for representation purposes only and prepared according to the RICS Code of Measuring Practice by our floorplan provider. Therefore, the layout of doors, windows and rooms are approximate and should be regarded as such by any prospective purchaser. Any internal photographs are intended as a guide only and it should not be assumed that any of the furniture/fittings are included in any sale. Where shown, details of lease, ground rent and service charge are provided by the vendor and their accuracy cannot be guaranteed, as the information may not have been verified and further checks should be made either through your solicitor/conveyance. Where appliances, including central heating, are mentioned, it cannot be assumed that they are in working order, as they have not been tested. Please also note that wiring, plumbing and drains have not been checked.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		<b>80</b>
(55-68) <b>D</b>		
(39-54) <b>E</b>	<b>46</b>	
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		

The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



Viewing by appointment only  
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