



Pembroke Street, Old Town, Swindon
Offers Over £290,000

AN EXCEPTIONAL TERRACED HOME *** 3 BEDROOMS *** LIVING ACCOMMODATION SITUATED

AN EXCEPTIONAL TERRACED HOME
*** 3 BEDROOMS *** LIVING

ACCOMMODATION SITUATED OVER
THREE FLOORS *** A MODERN
FIRST FLOOR BATHROOM *** EN-
SUITE TO THE MAIN / LOFT
BEDROOM *** A LARGE DETACHED
GARAGE *** A stunningly presented &
greatly improved, Victorian built, bay
fronted, terraced home located within
the very heart of Old Town.

Conveniently located close by to
amenities, local reputable primary &
secondary schools & the beautiful
Town Gardens can also be found
close-by. Attributes include: An
impressive 23' x 13' open plan
living/dining/kitchen space with a
WOOD BURNING FIRE, a landscaped
& fully enclosed rear garden with
personal door leading into the garage.

MILES BYRON would highly
recommend confirming your
appointment to VIEW AS SOON AS
POSSIBLE!

Tenure: Leasehold (875 years)

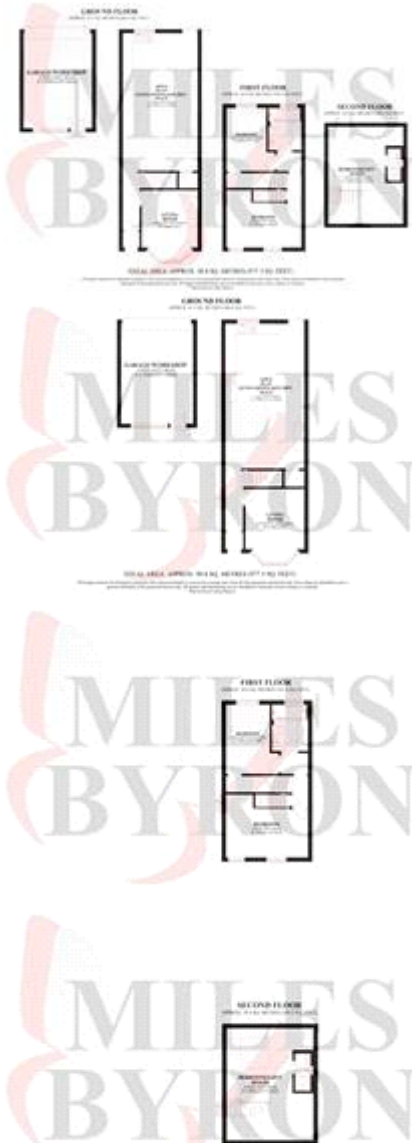
Parking options: Off Street

Garden details: Private Garden

OVER THREE FLOORS *** A MODERN FIRST FLOOR BATHROOM *** EN-SUITE TO THE MAIN /
LOFT BEDROOM *** A LARGE DETACHED GARAGE *** | Leasehold **SOLD STC**



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) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
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
MILES BYRON Real Estate
 MILES BYRON Real Estate, 105 Victoria Road, Old Town, Swindon, Wiltshire. SN1 3BD
 Tel: 01793 200 160 Email: richard@milesbyron.com Website: www.milesbyron.com