



Meares Drive, Shaw, Swindon
Guide Price £450,000

A SHORT WALK TO SHAW FOREST, PEATMOOR LAGOON, AMENITIES & REPUTABLE SCHOOLS ***

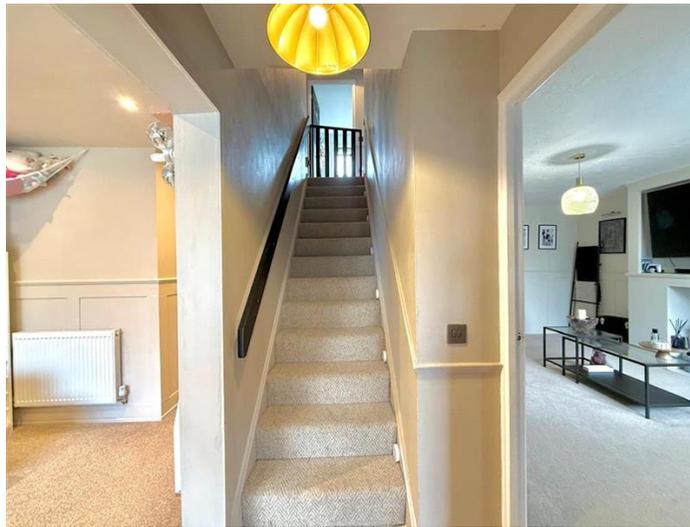
*** ALL VIEWINGS TO COMMENCE
FROM: SATURDAY 4TH APRIL ***

* READY TO MOVE INTO - RECENTLY
REFURBISHED WITH THE ADDED
BONUS OF A NEWLY FITTED
CENTRAL HEATING BOILER &
GARAGE CONVERSION (WITH THE
NECESSARY PERMISSION) WHICH
PROVIDES AN ADDITIONAL
RECEPTION / FAMILY ROOM, UTILITY
SPACE + A CLOAKROOM/W.C. *
SOUGHT AFTER WEST SWINDON
LOCATION * A SHORT WALK TO
SHAW FOREST, PEATMOOR
LAGOON, AMENITIES & REPUTABLE
SCHOOLS *** A DETACHED &
WONDERFULLY PRESENTED FAMILY
HOME BOASTING: 4 DOUBLE
BEDROOMS, A MODERN FAMILY
SIZED BATHROOM * A LARGER THAN
AVERAGE IN SIZE & FULLY
ENCLOSED CORNER PLOT REAR
GARDEN + AMPLE DRIVEWAY
PARKING FOR C. 3 - 4 VEHICLES * IN
ADDITION THERE IS A SPACIOUS
OPEN PLAN
KITCHEN/BREAKFAST/DINING ROOM,
A GENEROUS IN SIZE LIVING ROOM *
MILES BYRON are delighted to offer
For Sale this modern built home
located within close proximity to
amenities such as West & North
Swindon Orbital Shopping Centre &
Retail Park and superb access to
Junction 16 of the M4 Motorway, the
A419, A417 & A420. Both Swindon
Town Centre & Old Town is also
approximately 4 miles away. To fully
appreciate this wonderful home,
MILES BYRON would highly
recommend confirming an
appointment to VIEW AS SOON AS
POSSIBLE!

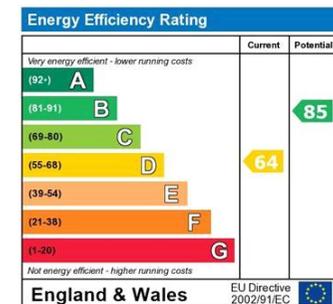
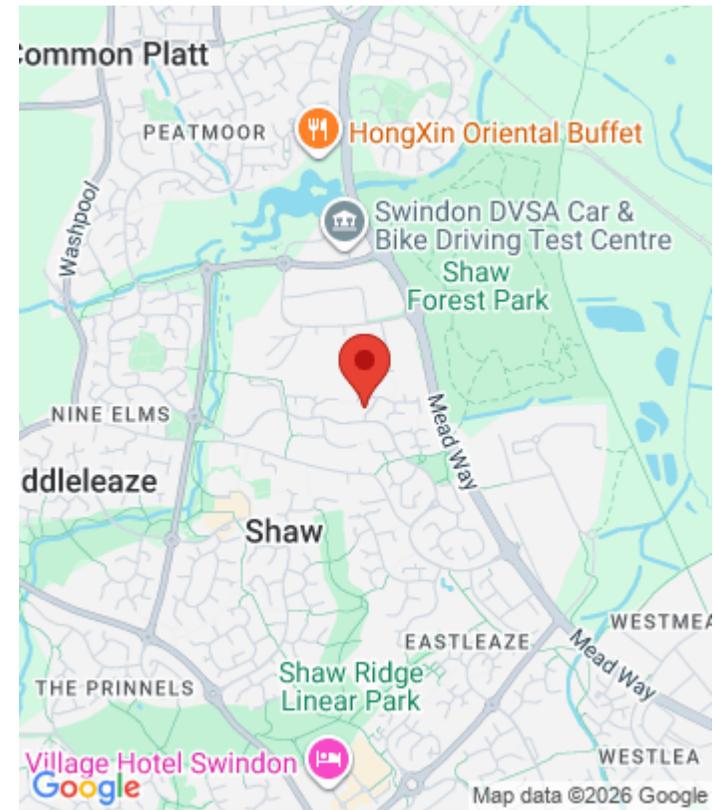
**A DETACHED & WONDERFULLY PRESENTED FAMILY HOME BOASTING: 4 DOUBLE BEDROOMS, A
MODERN FAMILY SIZED BATHROOM * A LARGER THAN AVERAGE & FULLY ENCLOSED CORNER
PLOT REAR GARDEN | Freehold**

Council Tax Band: D (Swindon
Borough Council)
Tenure: Freehold
Parking options: Driveway, Off Street
Garden details: Enclosed Garden,

Rear Garden
Electricity supply: Mains
Heating: Gas Mains
Water supply: Mains
Sewerage: Mains



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.



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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