



Constable Road, Upper Stratton, Swindon
£210,000

*** NO ONWARD CHAIN *** SOUGHT AFTER LOCATION *** THE PERFECT FIRST-TIME PURCHASE

*** NO ONWARD CHAIN *** SOUGHT
AFTER LOCATION *** THE PERFECT
FIRST-TIME PURCHASE *** 2
BEDROOMS *** ALLOCATED
PARKING *** MODERN CUL-DE-SAC
LOCATION *** CLOSE PROXIMITY TO
AMENITIES & MAJOR ROAD LINKS ***

*** 2 BEDROOMS *** ALLOCATED PARKING *** MODERN CUL-DE-SAC LOCATION *** CLOSE
PROXIMITY TO AMENITIES & MAJOR ROAD LINKS *** | Freehold

MILES BYRON are delighted to offer
For Sale this terraced home located
within the popular Upper Stratton area
of Swindon (East).

The living accommodation briefly
comprises: Entrance hall, living room
and kitchen/dining room. To the first
floor there are 2 BEDROOMS + a
bathroom. Externally there is a fully
enclosed rear garden and an allocated
parking space.

Council Tax Band: B (Swindon
Borough Council)
Tenure: Freehold
Parking options: 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.

Ground Floor

Approx. 26.6 sq. metres (286.7 sq. feet)



First Floor

Approx. 26.9 sq. metres (289.5 sq. feet)



Total area: approx. 53.5 sq. metres (576.2 sq. feet)



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-)	A		
(81-91)	B		
(69-80)	C		88
(55-68)	D	72	
(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.