



Osprey Close, Covingham, Swindon
£310,000

NO CHAIN * SOUGHT AFTER LOCATION * A QUIET CUL-DE-SAC POSITION * CLOSE PROXIMITY TO

*** VIEWINGS TO COMMENCE FROM:
SATURDAY 11TH JULY ***

THE PERFECT FIRST-TIME
PURCHASE *** A WELL PRESENTED
LINK DETACHED HOME *** NO
ONWARD CHAIN *** SOUGHT AFTER
EAST SWINDON LOCATION *** A
MODERN QUIET CUL-DE-SAC
POSITION *** CLOSE PROXIMITY TO
AMENITIES & SUPERB ACCESS TO
MAJOR ROAD LINKS SUCH AS J.15
OF THE M4 MOTORWAY & THE
GREAT WESTERN HOSPITAL *** TWO
SEPARATE RECEPTION ROOMS *** 3
BEDROOMS *** A FULLY ENCLOSED
& WESTERLY FACING REAR GARDEN
WITH A HIGH DEGREE OF PRIVACY
*** DRIVEWAY PARKING & SINGLE
GARAGE ***

*** VIEWING IS HIGHLY
RECOMMENDED ***

Council Tax Band: C (Swindon
Borough Council)

Parking options: Driveway, Garage, Off
Street

Garden details: Enclosed Garden,
Front Garden, Private Garden, Rear
Garden

Electricity supply: Mains

Heating: Gas Mains

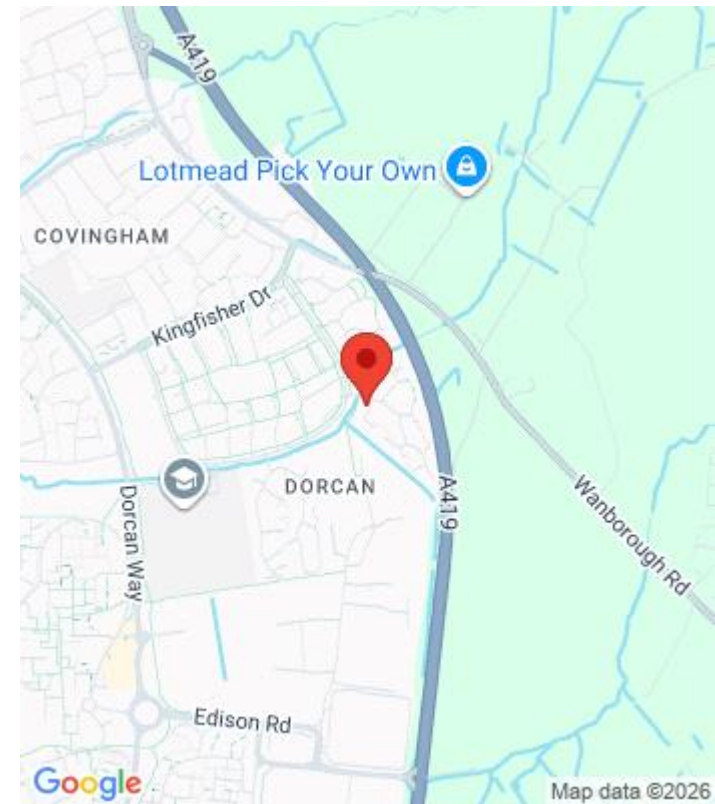
Water supply: Mains

Sewerage: Mains

**AMENITIES & SUPERB ACCESS TO MAJOR ROAD LINKS SUCH AS J.15 OF THE M4 MOTORWAY &
THE GREAT WESTERN HOSPITAL * TWO SEPARATE RECEPTION ROOMS * 3 BEDROOMS *
DRIVEWAY & GARAGE**



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-)	A		
(81-91)	B		89
(69-80)	C		
(55-68)	D	62	
(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
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