



2 bed semi-detached house to buy in SN4

Swinburne Place, Royal Wootton Bassett, Swindon, Wiltshire, SN4 8LE

£195,000 Starting Bid

 x2  x1  x1

Tenure

Freehold

Property features

- ✓ BEING SOLD VIA SECURE SALE ONLINE BIDDING - T&Cs APPLY
- ✓ Part Renovated Semi Detached
- ✓ Garden
- ✓ Kitchen
- ✓ EPC Rating D

Driveway & Garage parking

Key Information

- ✓ Council Tax: Band C
- ✓ EPC Rating: D
- ✓ Heating supply: Gas
- ✓ Electric supply: National Grid
- ✓ Water supply: Direct mains water
- ✓ Broadband: FTTP (fibre to the premises)
- ✓ Mobile signal: Good

Arrange a viewing

Felix Keene
Branch Manager
South West Auction

023 8251 4032
southwest@pattinson.co.uk

- ✓ Flexible viewing slots
- ✓ Accompanied viewings

Description

Being sold via Online Unconditional Auction.

Pattinson Auction offer to the market this partly-renovated three bedroom semi-detached home, in a cul-de-sac position within the exceptionally popular village of Royal Wootton Bassett, within reach of both the M4 and Swindon.

This property sits on a generous plot with front & rear gardens, long driveway to the front and side of the property, with a long, single width garage in the rear garden - opening up opportunities for alternative uses.

This property, once complete, would make an excellent investment, or family home for either the person completing the works, or a future buyer.

Council Tax Band: C

Tenure: Freehold

Price: Starting Bid £195,000

Property Type: Semi-detached house

Parking: Driveway & Garage

Construction materials: Brick and block

Roofing type: Clay tiles

Risk of floods and or erosion: No

Flooded in last 5 years: No

Flood defences: No

Planning permissions or proposals for development: No

Coalfield or mining area: No

Listed property: No

Conservation area: No

Public rights of way: No

Adaptions for accessibility: No

Restrictions: No

Required access: No

Heating: Gas

Electric: National Grid

Water: Direct mains water

Water meter: No

Sewerage: Standard UK domestic

Air conditioning: No

Broadband: FTTP (fibre to the premises)

Mobile signal coverage: Good



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		
(81-91) B		87
(69-80) C		
(55-68) D	66	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales		EU Directive 2002/91/EC

Swinburne Place, Royal Wootton Bassett, Swindon, Wiltshire, SN4 8LE

Contact your local branch today for more information on this property:

Mercantile House Kingfisher Way Silverlink Business Park, Wallsend , Wallsend, Wallsend, NE28 9NY,
Tel: 023 8251 4032, southwest@pattinson.co.uk, www.pattinson.co.uk

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

