

Fernacre Road, Wichelstowe, Swindon, Wiltshire, SN1 7AY

***AVAILABLE MID JULY TBC *** VIDEO TOUR AVAILABLE ***

Castles are pleased to offer this very well presented three bedroom semi detached home situated in the popular estate of Witchelstowe, on the outskirts of Old Town

The ground floor accommodation comprises of an entrance hall, cloakroom, lounge and kitchen/diner (built in oven/hob and space for your own washing machine/fridge/freezer). The first floor is home to a master bedroom, two further good sized bedrooms and the family shower room. Outside is an enclosed rear garden and driveway parking for 2 - 3 cars. Further benefits include gas central heating and UPVC double glazing.

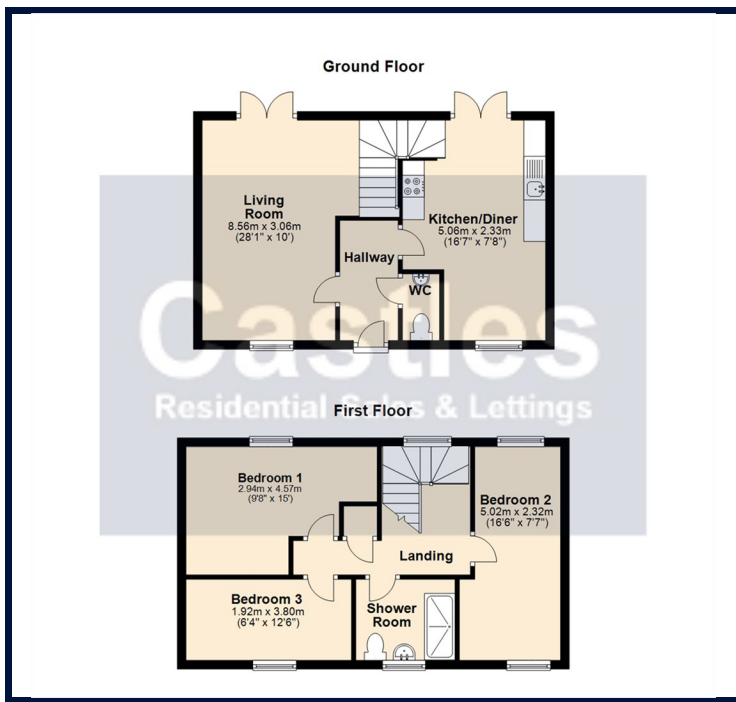
This area of Wichelstowe has the Swindon canal running through it, there are local shops with walking distance whilst the centre of Old Town is within a short drive.

An internal viewing is recommended to avoid disappointment.

- Available TBC
- Semi Detached Family Home
- Dual Aspect Living Room
- Kitchen / Diner with French Doors to Garden
- Cloakroom
- Master Bedroom
- Two further good sized bedrooms
- Family Shower Room
- EPC C
- Council Tax Band D

£1,200 Per Calendar Month





Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			90
(81-91) B		79	
(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	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	

Council Tax Band: D

Tenure:

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 firm's employment has the authority to make or give any representation or warranty in respect of the property.

We very much hope that you have just viewed the home of your dreams and are ready to put an offer forward to secure the property.

First, call us on 01793 611677 to put forward your offer, remember, putting forward your best offer will increase the chances of your offer being accepted and the property being taken off the market right away.

Secondly, in line with anti-money laundering laws we must see proof of your ID and address, and you will be required to speak to our mortgage advisors in order to qualify your position and put your offer forward to the seller in the best possible light.



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