



The Dormers, Highworth, SN6 7PF

£425,000  
(Subject to Contract)

*Hanley's*



# The Dormers Highworth, SN6 7PF

An extended and well presented four bedroom semi-detached house situated in an sought after location with far reaching views to the front. The property offers spacious and flexible accommodation comprising: porch, living room, family room (potential ground floor bedroom), fitted kitchen/breakfast room with integrated double oven and gas hob with extractor fan over, cloakroom, study and dining room with sliding patio doors to the rear garden. To the first floor: spacious landing, four double bedrooms; one with fitted double wardrobes, re-fitted family bathroom and shower room. Outside to the front the garden is laid to lawn with path to the front door and to the rear the southerly facing garden is enclosed, laid to lawn with steps down to a paved patio area, wooden playhouse, useful brick built bike/garden storage shed with power and light and gated access to the rear leading to the single garage and parking. The property further benefits from gas fired radiator central heating, double glazing and is offered for sale with NO ONWARD CHAIN.



**2 Bathrooms**



**4 Bedrooms**



**4 Receptions**

**EPC: TBA**

**Council Tax Band: D**

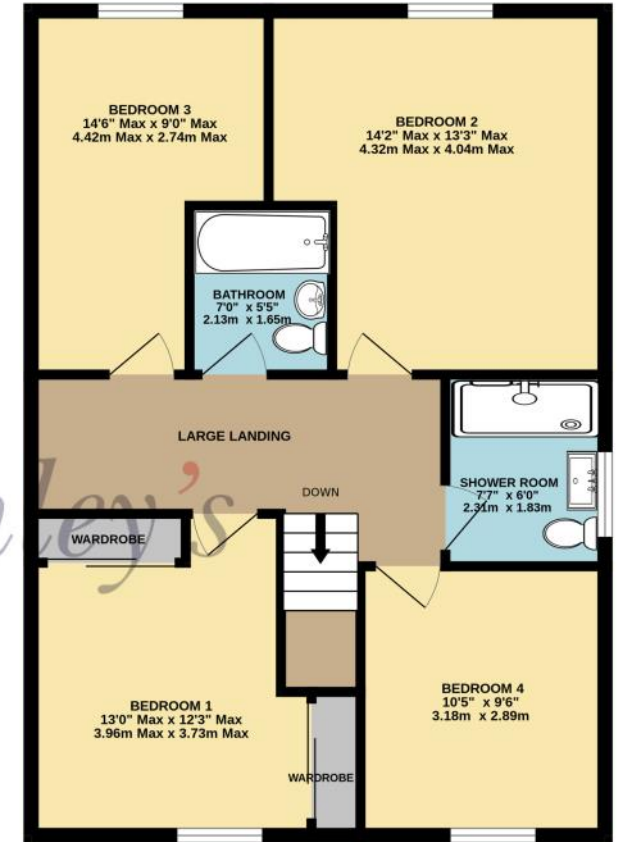
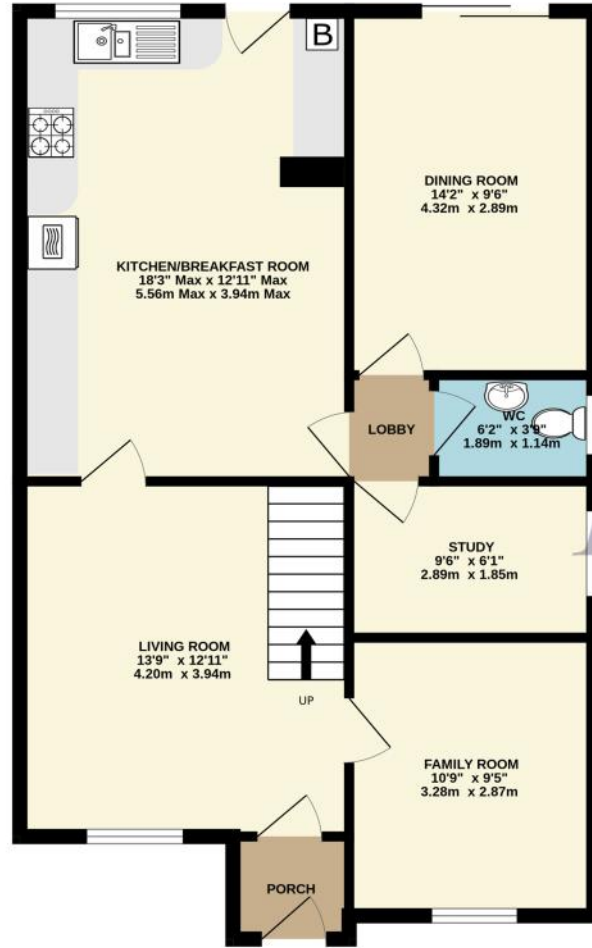
**Tenure: Freehold**



View from the front

**DISCLAIMER.** These particulars, whilst believed to be accurate are set out as a general outline for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements or 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. Floor plan measurements and distances are approximate only. We have not carried out a detailed survey nor tested the services, appliances or specific fittings. Your home is at risk if you do not keep up repayments on a mortgage or other loan secured on it.





TOTAL FLOOR AREA : 1471 sq.ft. (136.7 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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