



William Street, Swindon, SN1 5LE

£239,000  
(Subject to Contract)

*Hanley's*



## William Street Swindon SN1 5LE

A spacious three bedroom Victorian terraced house situated in a popular location close to shops and schools. A particular feature of the property is the **LARGE GARAGE** with power, light, eaves storage and a personal door to the rear garden. The well presented accommodation does offer the potential to update if required and comprises: entrance hall with stairs to the first floor, living room with fireplace, arch to the dining room with understairs cupboard, fitted kitchen, utility/lean-to with French doors opening onto the rear garden, wet room, separate W.C. and to the first floor: landing with access to the loft space, three good sized bedrooms; one with fitted wardrobes and airing cupboard. Outside to the rear is an established garden with flower and shrub borders, raised beds, paved patio areas, greenhouse with power and a personal door to the garage. The property is offered for sale with **NO ONWARD CHAIN**.



**1 Wet Room**



**3 Bedrooms**



**2 Receptions**

**EPC: TBA**

**Council Tax Band: B**

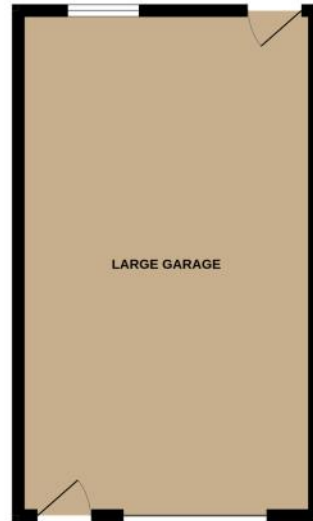
**Tenure: Freehold**



**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.



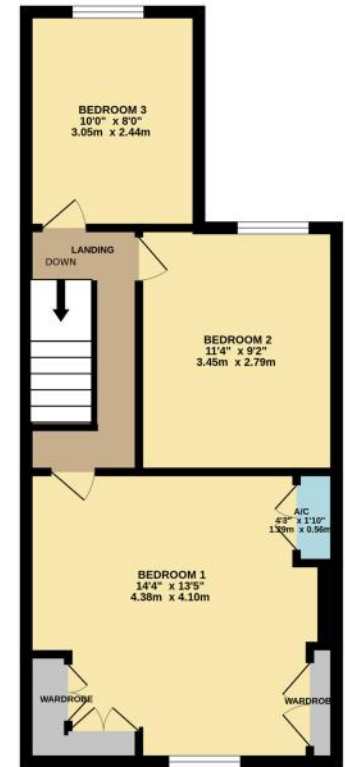
LARGE GARAGE  
321 sq.ft. (29.9 sq.m.) approx.



GROUND FLOOR  
542 sq.ft. (50.4 sq.m.) approx.



1ST FLOOR  
431 sq.ft. (40.0 sq.m.) approx.



TOTAL FLOOR AREA : 1294 sq.ft. (120.2 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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