

richard  
james



25 Galen View, Okus, Old Town, SN1 4GF

Asking Price £500,000





## IN A NUTSHELL

 **4**  **2**  **2**

- FOUR BEDROOMS
- DETACHED
- EXTENDED KITCHEN/UTILITY
- DOUBLE GARAGE
- FULLY FLEDGED OFFICE
- SOUGHT AFTER AREA

This extended four bedroom detached home has got everything a family needs and more, as well as being beautifully situated on the edge of the Okus development with completely green views to the front.

The property comprises; entrance hall, WC, spacious living room, extended kitchen diner with island and a utility room off the back. Upstairs you'll find four bedrooms including three double rooms, of which the master boasts a shower room en suite. This property also benefits from a rear garden laid to patio, lawn and decking as well as a double garage, and a former third garage which is now a fully-fledged home office.

Get in touch for your chance to view this amazing home!

EPC: C

Council Tax: E







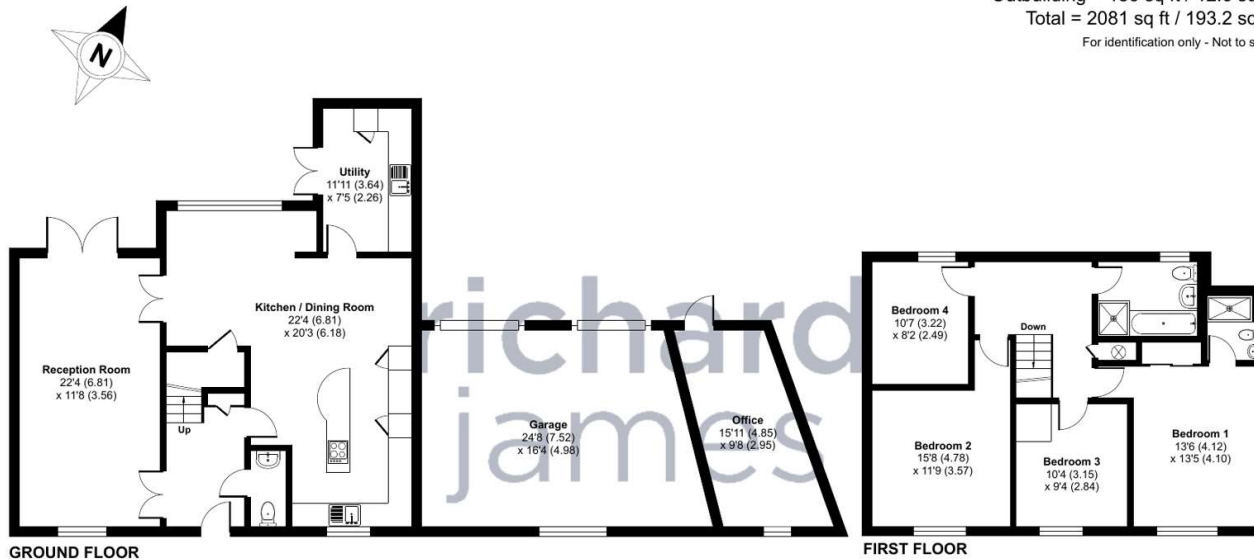
## EXCEPTIONAL SERVICE

Our team will guide you through the process of buying or selling your home. We have a team of dedicated sales progressors in place to ensure your purchase or sale runs smoothly through to completion, keeping you in the loop and a close eye on your chain while moving you in as swiftly and smoothly as possible.

-  Honest valuations in current market conditions
-  Dedicated sales progression team
-  Recommended financial advisors
-  5\* service from valuation to completion
-  Award winning lettings service
-  Ahead of the game marketing strategies
-  Professional photography
-  Social media marketing
-  Top listings on Rightmove and Zoopla

Approximate Area = 1584 sq ft / 147.1 sq m  
Garage = 361 sq ft / 33.5 sq m  
Outbuilding = 136 sq ft / 12.6 sq m  
Total = 2081 sq ft / 193.2 sq m

For identification only - Not to scale



 Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © n3checom 2024. Produced for Richard James. REF: 1109728

### Richard James & their clients give notice that:

- These sales and particulars do not constitute any part of an offer of contract, and are for the guidance of prospective purchasers only and should not be relied on as statements of fact.
- No representations are made in these particulars as to the condition of the property or as to whether any service or facilities are in good working order.
- All Measurements are approximate.

**CALL US FOR A FREE VALUATION ON YOUR PROPERTY...**

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