



Gilling Way, Covingham, SN3 5EQ

offers over **£285,000**

**richard  
james**





 2  1  1

\* energy efficiency  
rating

To

TWO BEDROOM BUNGALOW - SEMI DETACHED - LARGE DRIVEWAY - NO ONWARD CHAIN

We highly recommend you viewing this two-bedroom semidetached bungalow in Covingham which is new to market.

The property comprises of kitchen to the rear with lounge adjacent to this. The doors leading to the garden floods the room with natural light.

The two bedrooms are to the front of the property, and you also have a shower room.

Externally, a large driveway welcomes you, twinned with a carport leading to the garage and back garden.

Covingham is a sought-after area and perfect for those looking to downsize and with the added benefit of no onward chain.

Please note there is planning permission for this property for a wrap around extension please contact us for more information.





## 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

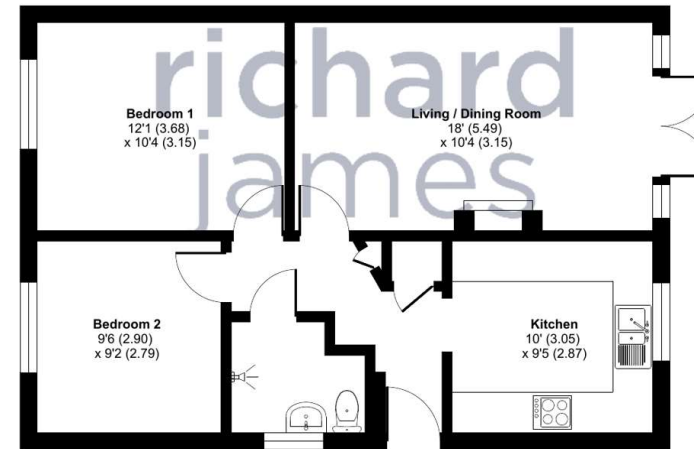
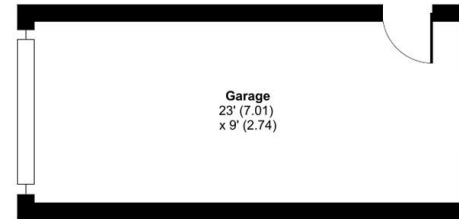
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call us for a free  
valuation on your  
property

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Grange Drive | Stratton | SN3 4LA



GROUND FLOOR



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © richcom 2024. Produced for Richard James. REF: 1174123

Approximate Area = 624 sq ft / 57.9 sq m  
Garage = 192 sq ft / 17.8 sq m  
Total = 816 sq ft / 75.7 sq m  
For identification only - Not to scale

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

1. 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.
2. 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.
3. All Measurements are approximate.

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