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FOR SALE

Bellver, Toothill, SN5 8JY

offers over **£325,000**

richard james



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freehold energy
efficiency rating

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'Pear Tree Lodge' is a mint condition three-bedroom detached bungalow that is located on a generous corner plot in Fresh brook, West Swindon.

This property is immaculately presented throughout and offers excellent living space, generous bedrooms plus great usable out-door space.

The current vendor has spared no expense with the renovation of this property and the house offers a modern high-quality feel throughout.

The ground floor offers; Entrance Hall, a generous dining room/bedroom three, a modern kitchen, the ground floor shower room, a large living room leading to an extended room that offers a roof lantern and access to the rear garden.

The first floor offers; first floor landing, a large main bedroom with fitted storage and a modern en-suite shower room, the second bedroom also with fitted wardrobes.

To the rear is an enclosed and private low maintenance rear garden that is mainly block paved and offers a brand-new shed.

To the front is a generous block paved driveway offering parking for multiple vehicles.



exceptional service

Our team will guide you through the process of buying or selling your home.

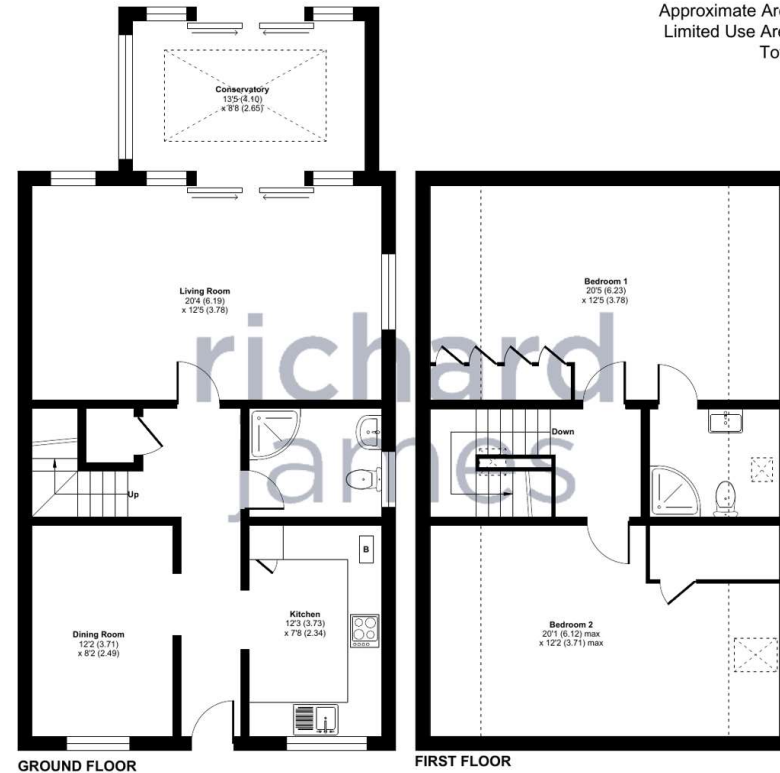
We have a team of dedicated sales progressors in place to ensure your purchase or sale runs smoothly through to completion, keeping you in the loop and a close eye on your chain while moving you in as swiftly and smoothly as possible.

- Honest valuations in current market conditions
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valuation on your
property

westswindon@richardjames.uk

Lucena House | Shaw Village Centre | SN5 5PY



Approximate Area = 1263 sq ft / 117.3 sq m
Limited Use Area(s) = 155 sq ft / 14.3 sq m
Total = 1418 sq ft / 131.6 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). © richcom 2023. Produced for Richard James. REF: 1168607

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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.

rightmove