



Victoria Drive, Lyneham, SN15 4RA

guide price **£140,000**

**richard
james**



energy efficiency
rating

C

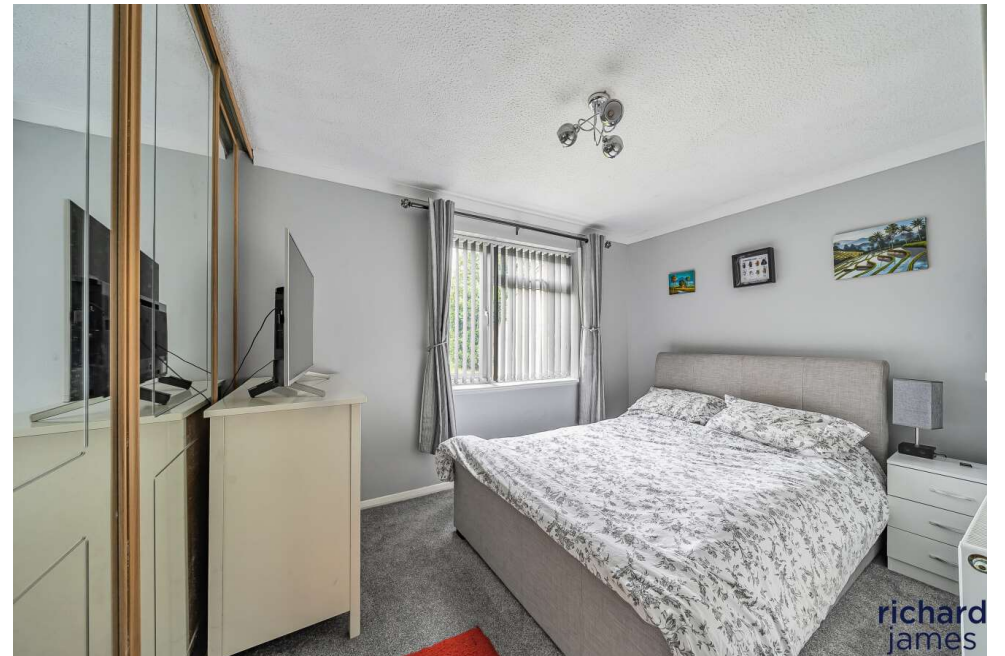
NO CHAIN!

A wonderful ground floor masionette, located in a quiet residential road in Lyneham.

The property comprises; spacious Living Room, modern fitted Kitchen, fully fitted bathroom, and a DOUBLE BEDROOM is situated at the back of the apartment.

Other features include a small courtyard front garden, and an allocated parking space. A perfect first time buy.

Welcome Home.....

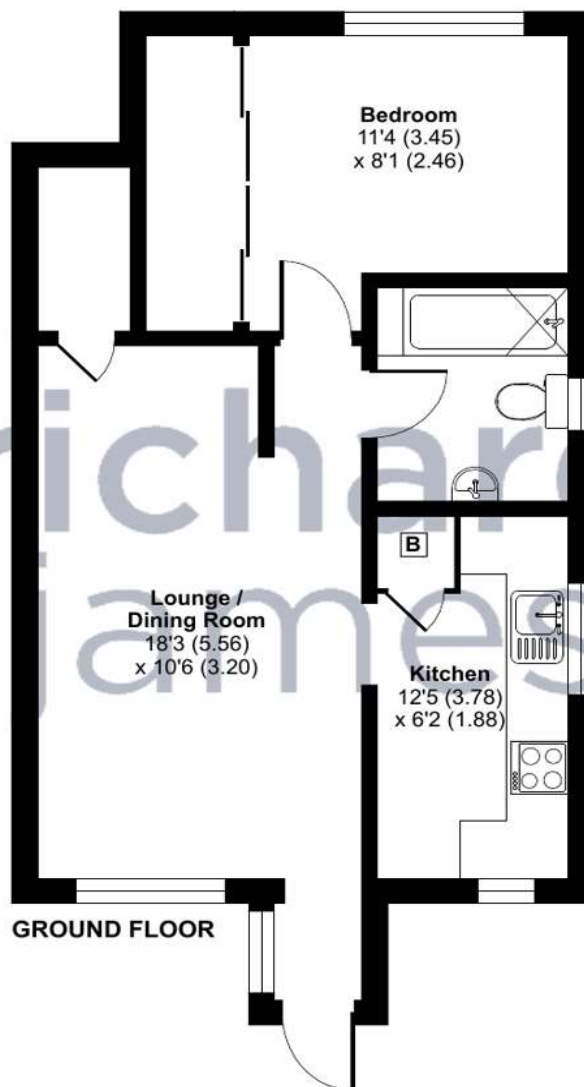




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Approximate Area = 494 sq ft / 45.9 sq m

For identification only - Not to scale



GROUND FLOOR



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © ntechcom 2024. Produced for Richard James. REF: 1194469

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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- 5* service from valuation to completion
- Award winning lettings service
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- Social media marketing
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call us for a free valuation on your property

rwb@richardjames.uk

High Street | Royal Wootton Bassett | SN4 7AY

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		
(69-80) C	70	72
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC	

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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.

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