

A two-story brick house with a brown tiled roof and two chimneys. The house has several white-framed windows and a white front door. A satellite dish is mounted on the brick wall. The house is surrounded by a gravel garden with a stone pattern, a wooden fence, and various green plants and trees. The sky is blue with some clouds.

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18 Thorney Park, Wroughton, Swindon, Wiltshire, SN4 0QR

Guide Price £200,000



IN A NUTSHELL



Offered for sale chain free is this two bedroom property in need of light modernisation.

Thorney Park is located in between the popular villages of Wroughton and Chiseldon. The M4 J15 is within easy for those that commute as well as a wide range of farm shops, supermarkets and pubs close by in the neighbouring villages.

The accomodation comprises living room, fitted kitchen/dining room, two double bedrooms and fitted bathroom suite. Outside are enclosed courtyard garden to the front, the rear of the property backs onto an open playing field ideal for those with children or pets!



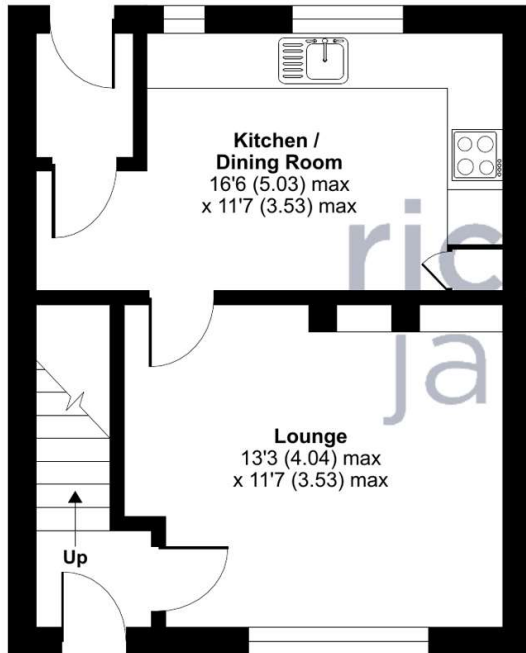
EPC

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		
(81-91)	B		
(69-80)	C		81
(55-68)	D		
(39-54)	E	45	
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

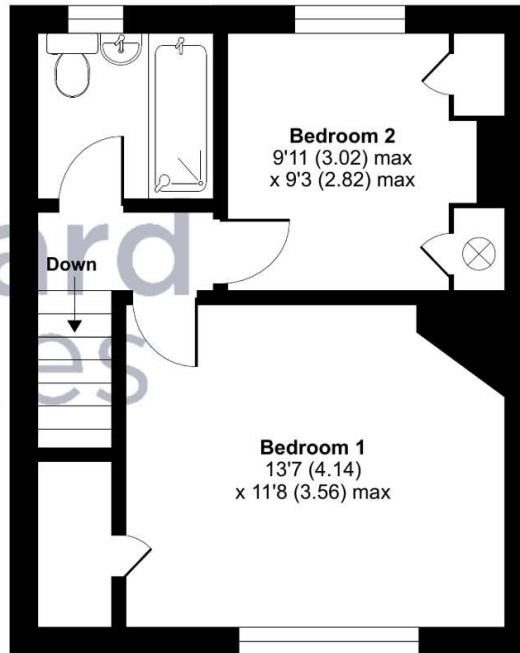




Approximate Area = 722 sq ft / 67.1 sq m
For identification only - Not to scale



GROUND FLOOR



FIRST FLOOR



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © n3checom 2024. Produced for Richard James. REF: 1193706

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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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