

for sale

£675,000



## Belcombe Close Coate Swindon SN3 6EE

A substantial five-bedroom detached family home situated in the desirable Coate area of Swindon. Offering spacious and versatile accommodation throughout for busy family life and benefits from a large rear garden, double garage and driveway parking. Viewing is highly recommended!



# Belcombe Close Coate Swindon SN3 6EE

## Ground Floor Accommodation

### **Entrance Hall**

Access to Living Room, Dining Room, Cloakroom and Kitchen / Diner, Stairs up to First Floor, Under Stairs Storage Cupboard, Radiator

### **Living Room**

2 x Double Glazed Window to Front, Radiator

### **Dining Room**

Large Double Glazed Window to Front, Radiator

### **Cloakroom**

WC and Pedestal Sink, Radiator, Tiled to Water Sensitive Areas

### **Kitchen / Diner**

Dining Area: 2 x Double Glazed French Doors to Rear Garden, Radiator

Kitchen: Double Glazed Window to Rear Garden, Range of Wall and Base Units with Work Surface and Matching Up Stands Over, Inset One and Half Bowl Stainless Steel Sink with Draining Board and Mixer Tap, Built In Oven with Gas Hob and Extractor Hood Over, Stainless Steel Splash Back Behind, Integrated Dishwasher, Door to Utility Room

### **Utility Room**

Double Glazed Half Glass Panel Door to Side, Matching Wall and Base Units with Work Surface Over to Kitchen Units, Inset Stainless Steel Sink with Draining Board and Hot and Cold Taps, Space and Plumbing for Washing Machine



## First Floor Accommodation

### **Landing**

Double Glazed Window to Front, Access to all Bedrooms and Family Bathroom, 2 x Storage Cupboards

### **Bedroom 1**

Double Glazed Window to Front, Radiator, Door to En-Suite Bathroom

### **En-Suite**

Obscure Double Glazed Window to Side, Four Piece Suite Comprising of WC, Pedestal Sink, Panel Bath with Mixer Tap and Hose Attachment and Shower Enclosure, Chrome Heated Towel Rail, Tiled to Water Sensitive Areas

### **Bedroom 2**

2 x Double Glazed Window to Front, Radiator, Door to En-Suite

### **En-Suite**

Three Piece Suite Comprising of WC, Pedestal Sink and Shower Enclosure, Chrome Heated Towel Rail, Tiled to Water Sensitive Areas

### **Bedroom 3**

Double Glazed Window to Rear, Radiator

### **Bedroom 4**

Double Glazed Window to Rear, Radiator

### **Bedroom 5**

Double Glazed Window to Rear, Radiator

### **Bathroom**

Obscure Double Glazed Window to Side, Four Piece Suite Comprising of WC, Pedestal Sink, Panel Bath with Mixer Tap and Shower Enclosure, Chrome Heated Towel Rail, Tiled to Water Sensitive Areas

## External Features

### **Rear Garden**

Large Garden Mostly Laid to Lawn with Patio Areas, Enclosed via Fence Panels, Side Gate Access

### **Garage**

Double Garage to the Side of the Property

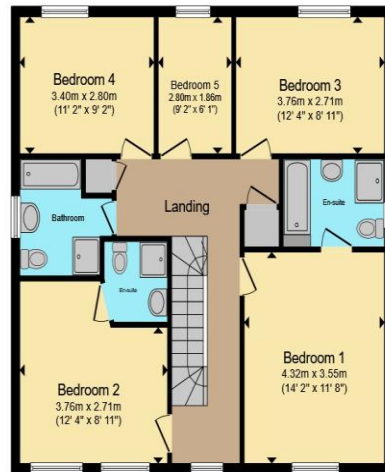
### **Parking**

Driveway Parking in front of the Garages to the Side of the Property

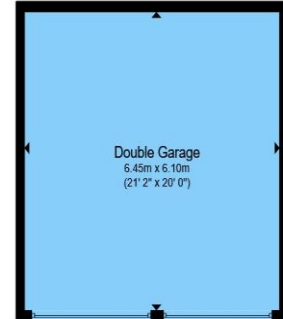




**Ground Floor**



**First Floor**



**Garage**

Total floor area 207.6 m<sup>2</sup> (2,235 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.propertybox.io](http://www.propertybox.io)



To view this property please contact Connells on

**T 01793 461757**  
**E [swindonoldtown@connells.co.uk](mailto:swindonoldtown@connells.co.uk)**

3-5 Victoria House, Albert St  
 SWINDON SN1 3BG

Property Ref: SND103298 - 0002

Tenure:Freehold EPC Rating: B

Council Tax Band: F

**view this property online**  
**[connells.co.uk/Property/SND103298](http://connells.co.uk/Property/SND103298)**



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

see all our properties at <http://www.connells.co.uk> | [www.rightmove.co.uk](http://www.rightmove.co.uk) | [www.zoopla.co.uk](http://www.zoopla.co.uk)