

£175,000 (subject to contract)

Hanley's



High Street, Highworth, Swindon, SN6 7AG

A rare opportunity to acquire a Grade II* Listed Period property, being of great historic and architectural interest. The property is situated in Highworth on the High Street, which is within the conservation area of the town. The flexible accommodation comprises of commercial use on the ground floor with two shop fronts and residential use on the first floor with a large two bedroom apartment. The property requires complete updating throughout offering scope to develop subject to the appropriate planning consents. Outside there is a walled garden to the rear and two allocated parking spaces.

Ground Floor:

Area 1: 17'2" max x 6'11"max

Area 2: 18'3" max x 15'1"max

Area 3: 15'8" max x 12'2"max

Area 4: 12'9" max x 12'1"max

Kitchen:

15' max x 9'6" max

Cellar:

First Floor:

Landing:

Airing cupboard.

Kitchen:

11'11" x 9'2"

Living Room:

16'8" x 12'11"

Bedroom 1:

17'1" x 12'2"

Bedroom 2:

12'4" x 11'

Bathroom:

10' x 6'5"

Attic Space:

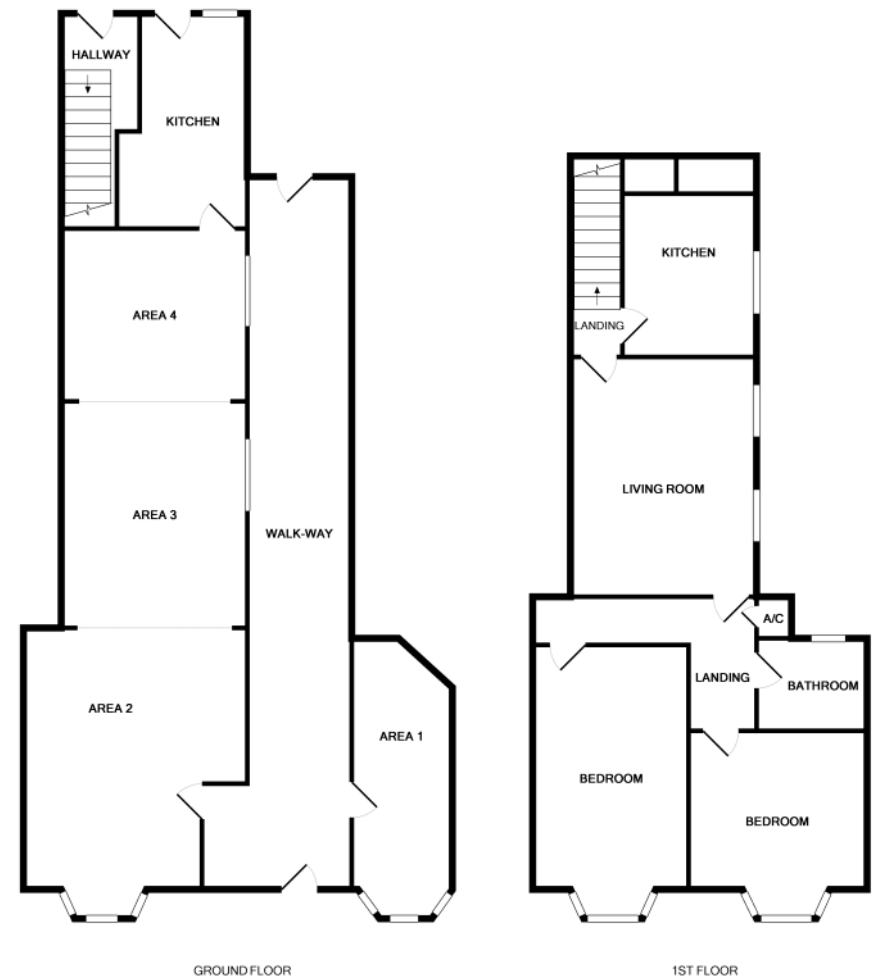
Outside:

Parking:

There are two allocated parking spaces which are situated to the rear of the property in Gilmore Court, off Brewery Street.

Garden:

A walled garden is situated to the rear and mainly laid to lawn with two mature trees and patio area. Gated side access.



DISCLAIMER

These particulars, whilst believed to be accurate are set out as a general outline for guidance and to not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give a representation or warranty in respect of the property. Floor plan measurements and distances are approximate only. We have not carried out a detailed survey nor tested the services, appliances or specific fittings. Your home is at risk if you do not keep up repayments on a mortgage or other loan secured on it.