



***Flat 3, Rochester House***  
1, Eyre Close, Haydon End, Swindon, SN25 1BB

Guide Price  
**£160,000 - £170,000**



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# Flat 3, Rochester House

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Leasehold | EPC Rating - tbc



Situated in the popular Haydon End area of North Swindon, this well presented apartment offers an excellent opportunity for both owner occupiers and investors.

The property is ideally located within walking distance of the Orbital Retail Park, providing a wide range of shops, restaurants and amenities. For commuters, the A419 is close by, offering easy access to Swindon town centre and onward links to the M4.

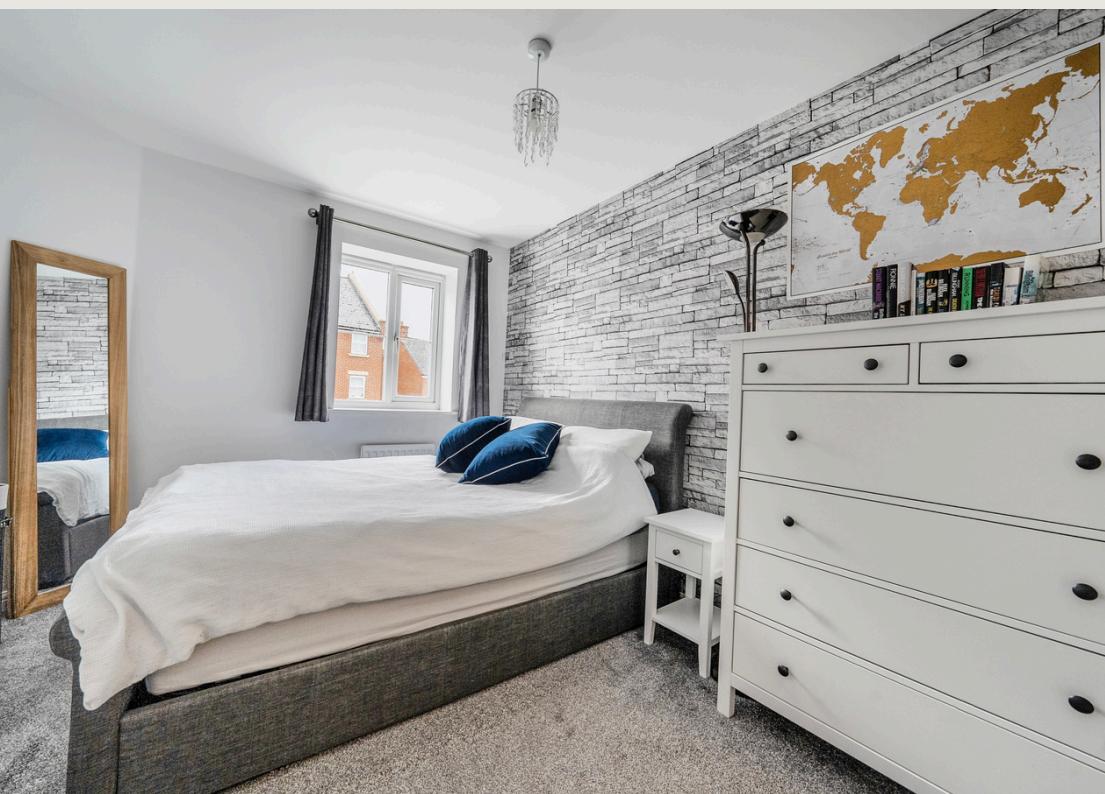
Internally, the apartment boasts a fantastic layout centred around a spacious open plan kitchen, dining and living area, an ideal space for modern living and entertaining. The accommodation comprises two generous double bedrooms, with the master bedroom benefiting from built in wardrobes its own ensuite shower room. A separate, well appointed main bathroom serves the rest of the property.

**Izzy Bowles**  
Partner

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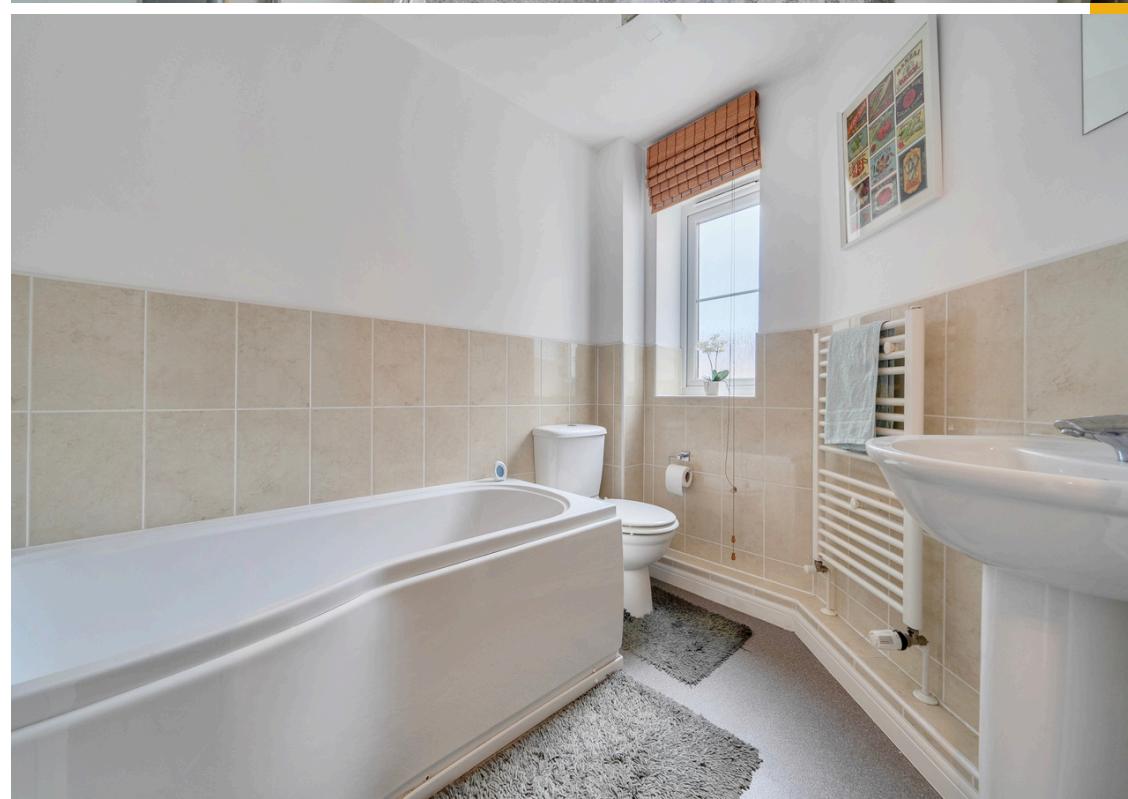
isobelbowles@richardjames.uk





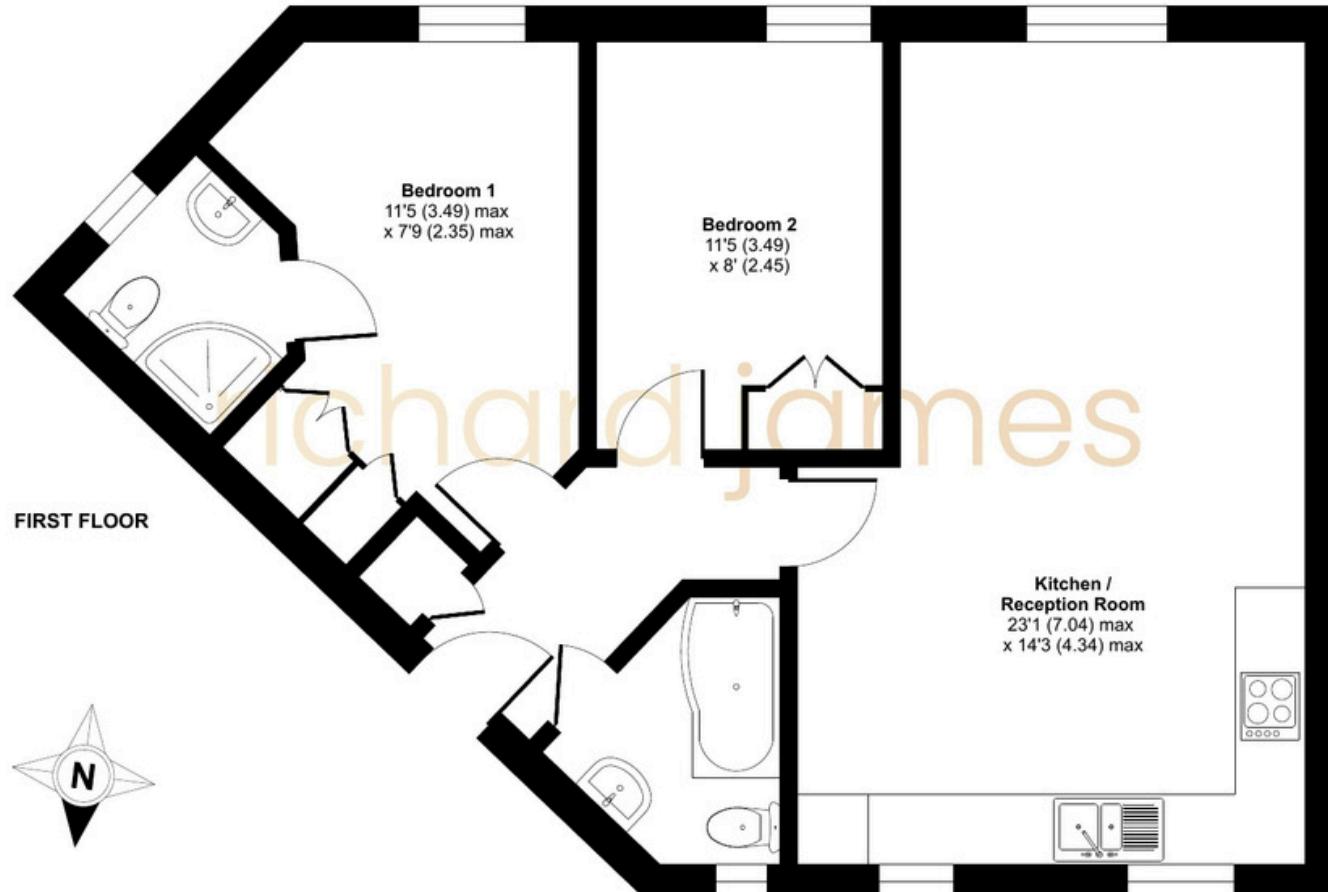
Further benefits include an exceptionally long lease with approximately 981 years remaining, providing long term peace of mind.

Annual service charge: £1,800.00  
Annual ground rent: £284.00



Approximate Area = 647 sq ft / 60.1 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nlichecom 2026. Produced for Richard James. REF: 1402915

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