



17, Corsham Way
Crowthorne
Berkshire, RG45 6NN

£570,000 Freehold



Offered to the market in excellent order throughout and with no onward chain, a delightful three bedroom detached home located within a short walk of the village high street. The desirable accommodation comprises an entrance hallway, cloakroom, utility room, a lovely updated kitchen/breakfast room with Velux style windows and double doors to the garden. A spacious living room is open plan to the double glazed conservatory which also benefits from radiator heating and double doors to the garden. Upstairs you will find the master and guest bedrooms which benefit from fitted wardrobes and the third bedroom/study which benefits from a fitted closet. There is also a white three piece modern bathroom suite.

Council Tax Band: E (Subject to change)
Local Authority: Wokingham Borough Council
Energy Performance Rating: D

To the front of the property is a low level brick wall with the remainder of the front laid to artificial lawn. A block paved driveway leads to the single garage with light and power and a path to the front door with covered porch. Side access opens to the secluded rear garden with sizeable patio and the remainder laid to lawn with shrub foliage to the side. Both front and rear gardens are low maintenance and would be perfect for people with busy lifestyles or those looking to downsize.

Corsham Way is a small cul-de-sac situated between The Avenue and Wiltshire Avenue which are looked upon as being two of Crowthorne's best addresses. It is within walking distance of the village centre and conveniently located mid-way between Crowthorne railway station and the High Street with its variety of stores, eateries and general amenities. Good local schools at all levels are all within reasonable distance (subject to catchment areas).

- Vacant possession
- Desirable location close to the village centre
- Low maintenance gardens
- Excellent condition throughout
- Modern white gloss kitchen/breakfast room
- Single garage and driveway parking





Corsham Way, Crowthorne

Approximate Area = 1276 sq ft / 118.5 sq m (includes attached garage)

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). ©nitchcom 2024. Produced for Michael Hardy. REF: 1177754

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N.B. Please note that we have not checked whether the property, or any part of it, complies with the planning acts or building regulations. This should be checked by your surveyor or solicitor.
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