



DOWNER & CO

TRUSTED SINCE 1988

8 Boscawen Way, Thatcham RG19 4GA
Price: £300,000

Features.

-  1
-  2
-  1

Description.

A smartly presented two double bedroom semi detached house located in a quiet cul-de-sac on the eastern fringes of Thatcham. Ideally located for both primary and secondary schooling and also within walking distance of local shops and the train station.

The accommodation includes entrance porch, hallway, living/dining room with patio doors to the south facing garden, kitchen, two double bedrooms, bathroom, wrap around garden and driveway parking for two vehicles.



Location.

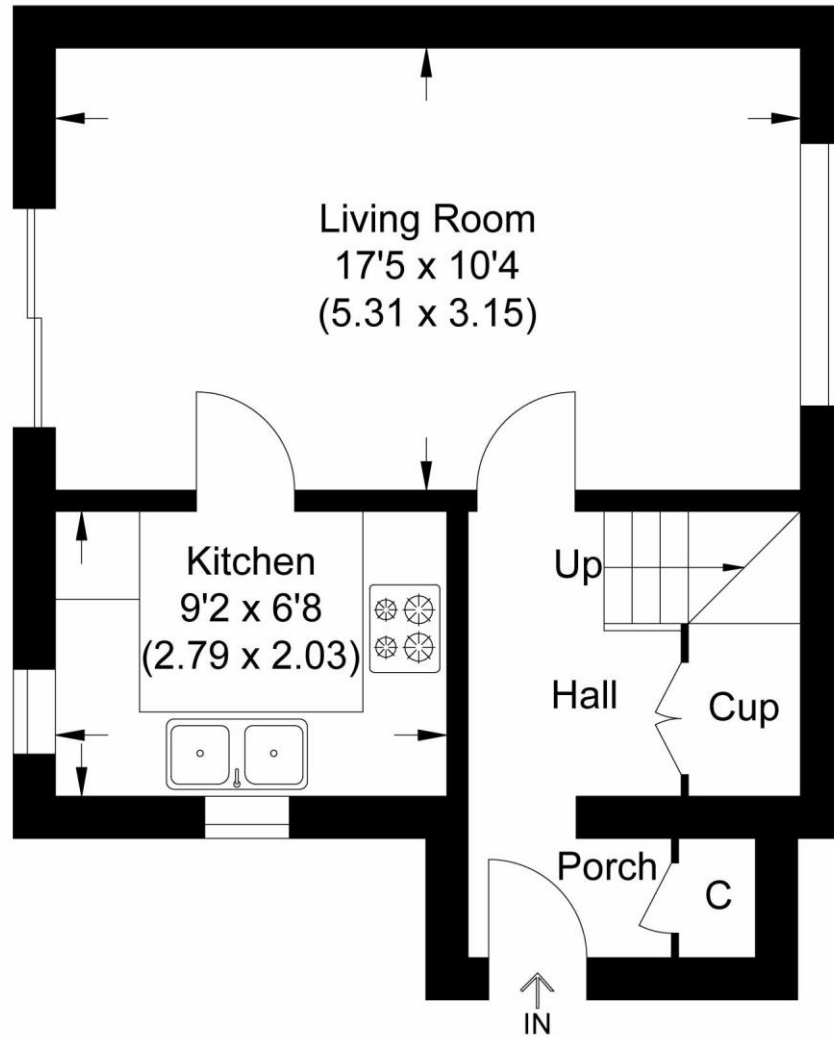
Boscawen Way is a small cul-de-sac of houses within walking distance to Francis Baily Primary and Kennet Secondary Schools. There is a nearby precinct of shops and doctors surgery and the train station is just a short walk away.

Thatcham is a small town about four miles to the east of Newbury offering an array of shops, pubs and restaurants, good primary schools and the well regarded Kennet Secondary School. There are lovely walks through the nearby nature reserve and along the tow paths of the Kennet and Avon canal. Other amenities include an active football club, cricket club, membership swimming pool, doctor and dentist practices. There is a mainline train station serving Reading and London (Paddington) and the West country and excellent road links via the A4, A34 and Junction 12 of the M4.

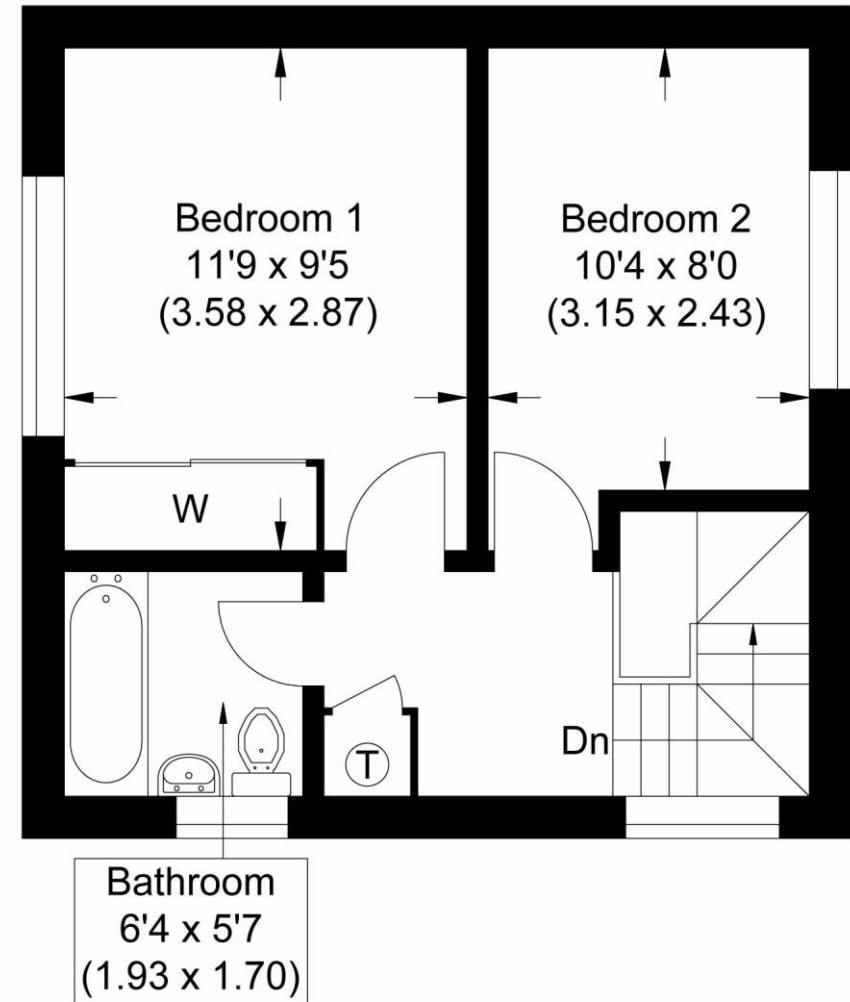




Approximate Gross Internal Area
58.96 sq m / 634.64 sq ft

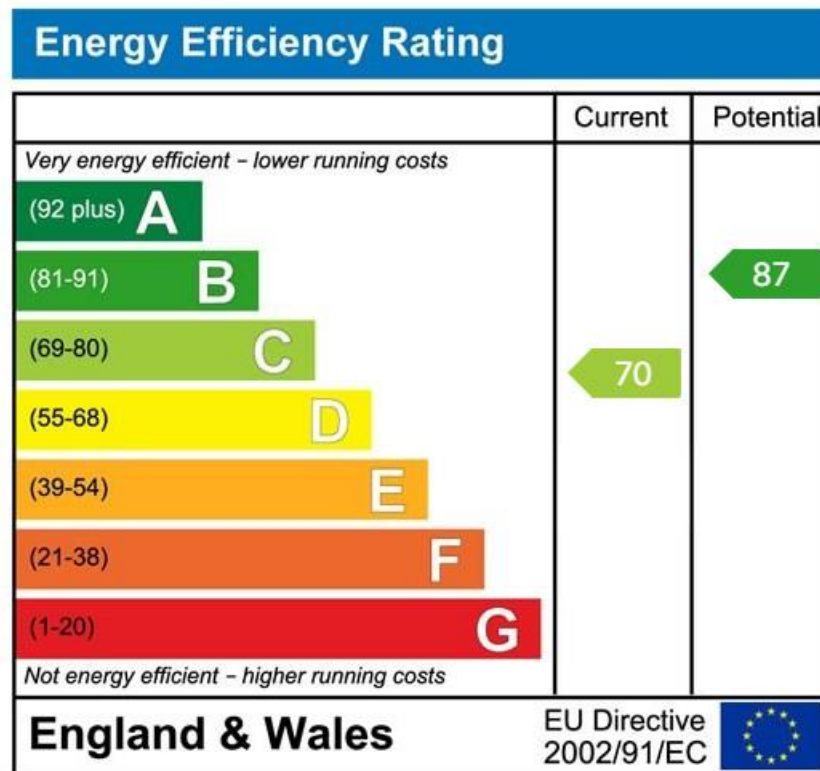


Ground Floor



First Floor

Illustration for identification purposes only, measurements are approximate, not to scale.



Important Notice

PROPERTY MISDESCRIPTIONS ACT 1991

The information in this document is indicative and is intended to act as a guide only. These particulars should not be relied upon as accurately describing any of the specific matters described by any order under the Property Misdescriptions Act 1991. This information does not constitute a contract or warranty. The dimensions given on plans are subject to minor variations and are not intended to be used for carpet sizes, appliance sizes or items of furniture. We would like to point out that all photographs are taken with a wide angle lens and any fitted appliances have not been tested.

EPC: C

COUNCIL TAX BAND: C
2025/2026: £2,148,42

TENURE: FREEHOLD

For more information on this property or to arrange a viewing please call the office.

Alternatively, visit our website below to view all the details of this property online.

Downer & Co Estate Agents
44 Cheap Street
Newbury
Berkshire
RG14 5BX

01635 523777

www.downer.co.uk