

**8 TUBBS FARM CLOSE
LAMBOURN**



Russell Marshall
Estate Agents

8 Tubbs Farm Close

Lambourn, Hungerford, Berkshire, RG17 8PE

Guide Price £325,000

Approximately 9 Miles to Hungerford

Approximately 13.5 Miles to Newbury

Approximately 8.8 Miles to Wantage

- Freehold
- Bungalow
- Semi-Detached
- Entrance Hall
- Sitting Room
- Superb Re-Fitted Kitchen
- Utility Area
- Dining Room
- Conservatory
- Two Bedrooms
- Shower Room
- Double Glazing
- Gas Central Heating
- Large Driveway
- Low Maintenance Garden
- Village Location
- No Onward Chain



Situation

Lambourn is a large village located just a few miles west of Jct 14 of the M4. The village has plenty to offer by way of shops and amenities. There is a sports centre, doctors surgery, dentist, butchers, bakers, hairdresser, as well as some shops, restaurants and public houses. Lambourn benefits from bus services to Hungerford and Newbury. The village is world famous for its connections to the race horse industry and is also surrounded by unspoilt countryside.



The Property

A well presented semi-detached Bungalow which has been extended and upgraded to provide comfortable Living accommodation.

There is a light and airy Sitting room and a separate Dining room which leads through to a stylish Conservatory. The superbly upgraded Kitchen includes integral appliances and benefits from an adjoining Utility area.

Two well proportioned Bedrooms are served by a modern Shower room.

Gas central heating and double glazing are the finishing touch to this lovely home which is offered for sale chain free.

Outside

At the front of the property there is a large driveway and a gate into the rear garden.

To the rear there is a pretty garden designed with low maintenance in mind.



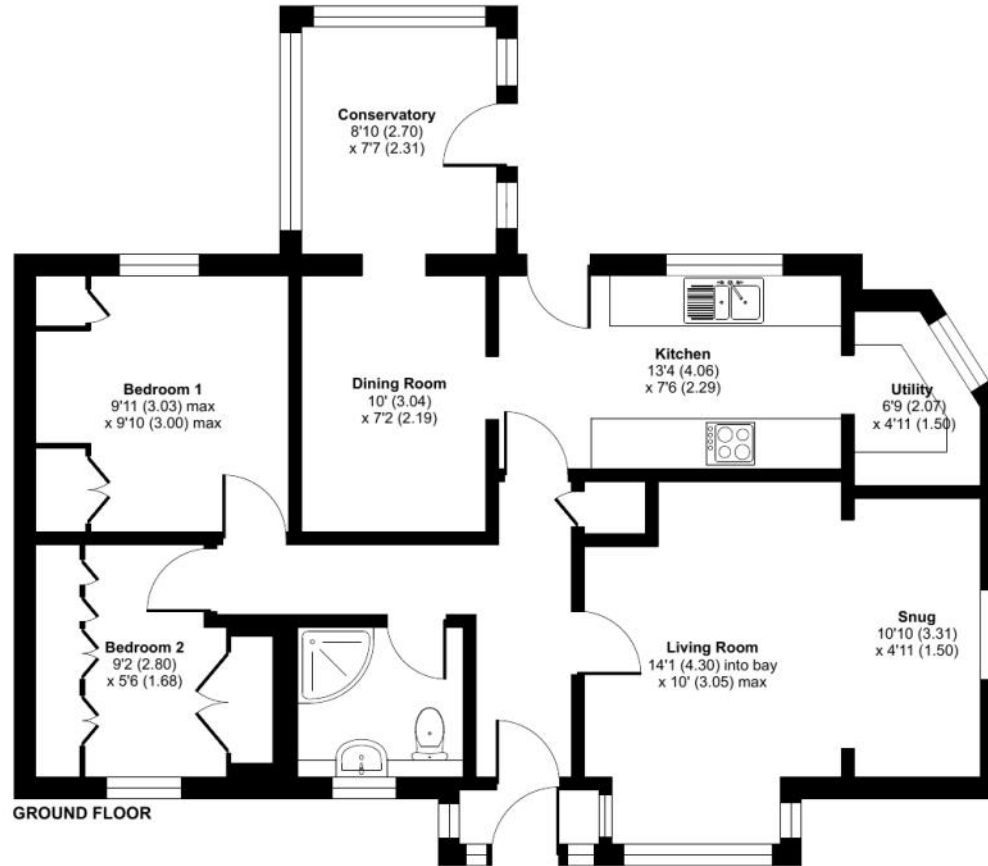




Tubbs Farm Close, Lambourn, Hungerford, RG17

Approximate Area = 811 sq ft / 75.3 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). © nitchcom 2025. Produced for Russell Marshall. REF: 1357624



Services

Mains Gas
Mains Water & Drainage
Mains Electricity

Council Tax Band: C

What 3 Words Location: ///printout.scoots.yarn

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