



Greenhaven | | Yateley | GU46 6NA

£450,000

Freehold

Waterford's W
Residential Sales & Lettings

Greenhaven | Yateley | GU46 6NA £450,000

Nestled in the charming area of Greenhaven, Yateley, this house presents a unique opportunity for those looking to create their dream home. While the property is currently in need of modernisation, it offers a blank canvas for imaginative buyers eager to infuse their personal style and preferences.

Surrounded by the natural beauty of Yateley, residents can enjoy a tranquil lifestyle while still being within reach of local amenities, schools, and parks. The potential for transformation is immense, allowing you to design a space that truly reflects your vision.

This property is perfect for those with a keen eye for renovation and a desire to invest in a home that can be tailored to their needs. With the right touch, this house can become a stunning residence in a sought-after location. Don't miss the chance to explore the possibilities that await in this promising property.

- Four Bedroom House
- Three Bedroom to First Floor
- Large Corner Plot
- Good Size Living and Dining Room
- No Onward Chain - Probate Has Been Granted
- End of Terrace
- Converted Garage to Create Fourth Bedroom
- Driveway Parking
- Walking Distance to Waitrose and Local Doctor Surgery

Property Description

This 4-bedroom end-of-terrace property, located in the sought-after area of Yateley, offers an excellent opportunity to create your ideal home. Situated within walking distance



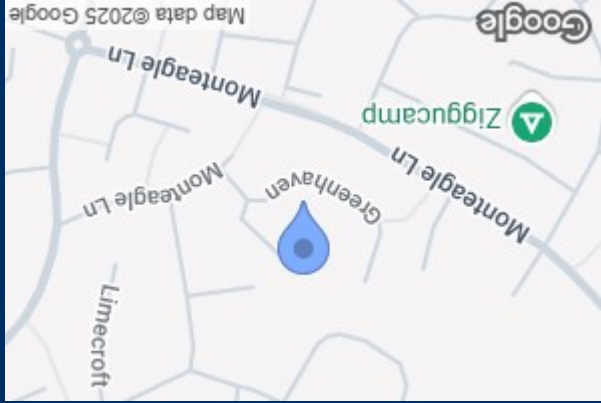


of Waitrose, local amenities, and the doctors' surgery, the property benefits from a prime location and comes with no onward chain, with probate already granted.

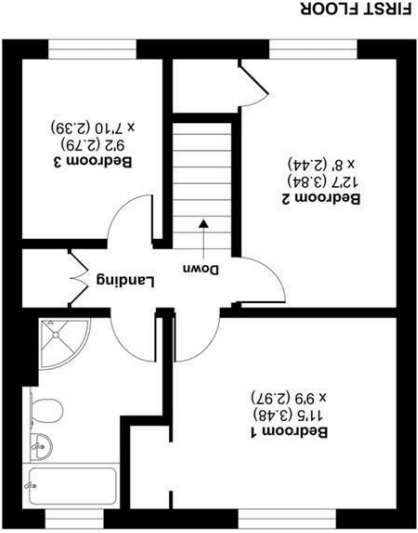
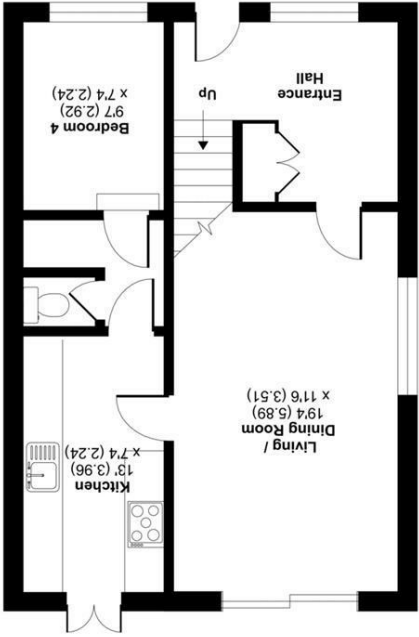
The property features three bedrooms on the first floor and a converted garage on the ground floor, now serving as a fourth bedroom, ideal for guests, a home office, or multi-generational living. The ground floor also includes a spacious living/dining room, a separate kitchen, and a convenient W/C. Outside, a private driveway provides off-street parking.

In need of modernisation, this home offers fantastic potential to update and personalise to suit your style and needs. With its flexible layout and excellent location, Greenhaven is perfect for families, investors, or those looking to put their own stamp on a property.

This is a rare opportunity to acquire a home with so much potential in a desirable area. Book your viewing today and imagine the possibilities!



Energy Efficiency Rating	
Current	Potential
72	88
EU Directive 2002/91/EC	
England & Wales	
Not energy efficient - higher running costs	
A	92 points
B	81-91
C	69-80
D	55-68
E	39-54
F	21-38
G	1-20



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, incorporating International Property Measurement Standards (IPMS2 Residential). © nidecom 2025. Produced for Waterfords. REF: 1235512



Greenhaven, Yateley, GU46

Approximate Area = 990 sq ft / 91.9 sq m

For identification only - Not to scale

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