

HILLIER & WILSON



Rectory Close, Newbury, RG14 6DF

Rectory Close Newbury

A substantial four bedroom detached family home located in a highly sought after residential road in the south of Newbury. The property offers spacious living accommodation and has a garden measuring in excess of 100ft in length, whilst other benefits include gas central heating, uPVC double glazing and off road parking. The ground floor comprises porch, large entrance hall, sitting room, family room, kitchen/breakfast room, study, cloakroom and utility room. Upstairs, there are four bedrooms (all of which have built-in storage) and a family bathroom. Externally there is an enclosed rear garden which is mainly laid to lawn with some flower bed borders and a patio area; whilst to the front of the property, there is off road parking via driveway. Rectory Close is ideally located just a short walk from the mainline railway station and town centre whilst also falling within the catchment area of the highly-regarded St John's and St Bart's schools.





- FOUR BEDROOM DETACHED FAMILY HOME
- HIGHLY SOUGHT AFTER RESIDENTIAL ROAD
- CLOSE TO NEWBURY TOWN CENTRE
- SPACIOUS LIVING ACCOMODATION
- LARGE GARDEN IN EXCESS OF 100FT IN LENGTH
- ST JOHNS AND ST BARTS CATCHMENT

Services:

Mains services are connected

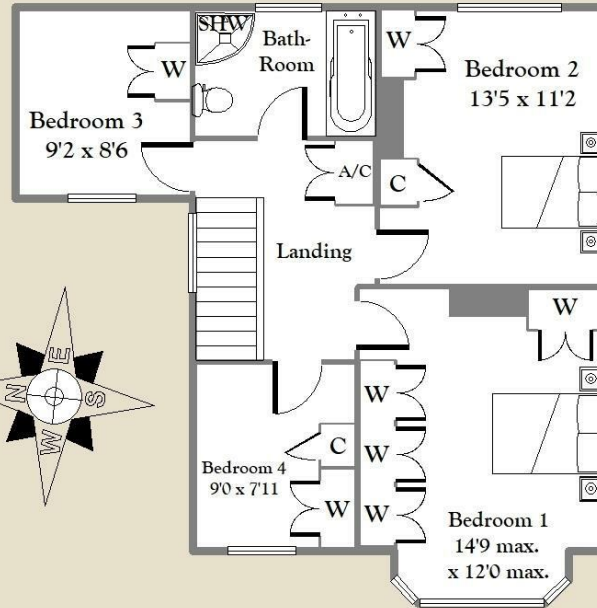
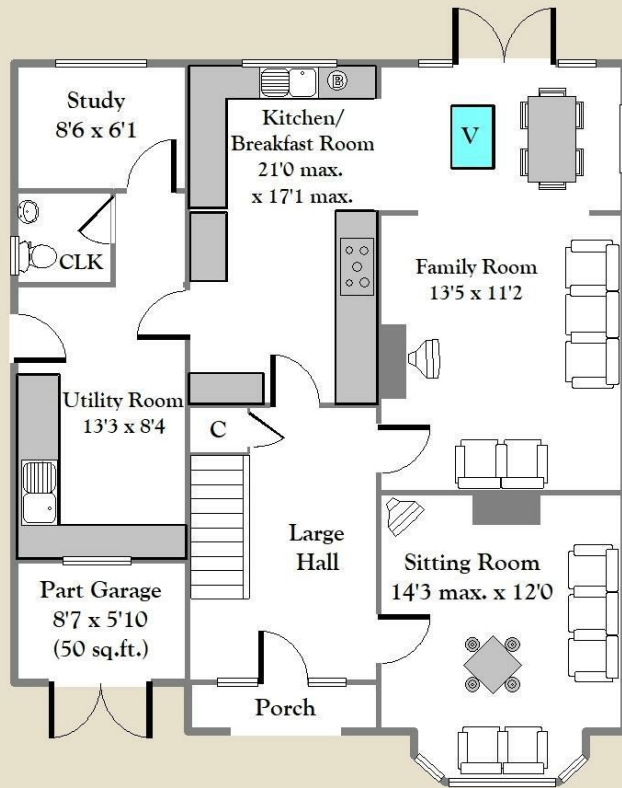
EPC: Rating D

Full results can be sent on request

Council Tax: Band E



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APPROX. GROSS INTERNAL FLOOR AREA 1675 sq.ft. (Including Part Garage)
For identification only - Not to scale - Hillier & Wilson LTD

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Hillier & Wilson wish to inform prospective purchasers that we have listed the details of this property as a general guide and in good faith. We have not carried out a detailed survey nor tested the services, appliances or specific fittings. Any reference to alterations does not mean that any planning permission, building regulation or other consent has been obtained. Investigations must be made by buyer's solicitor. Room sizes should not be relied upon for carpets and furnishings. Fixtures & fittings are excluded from the property unless stated in the sales particulars.

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