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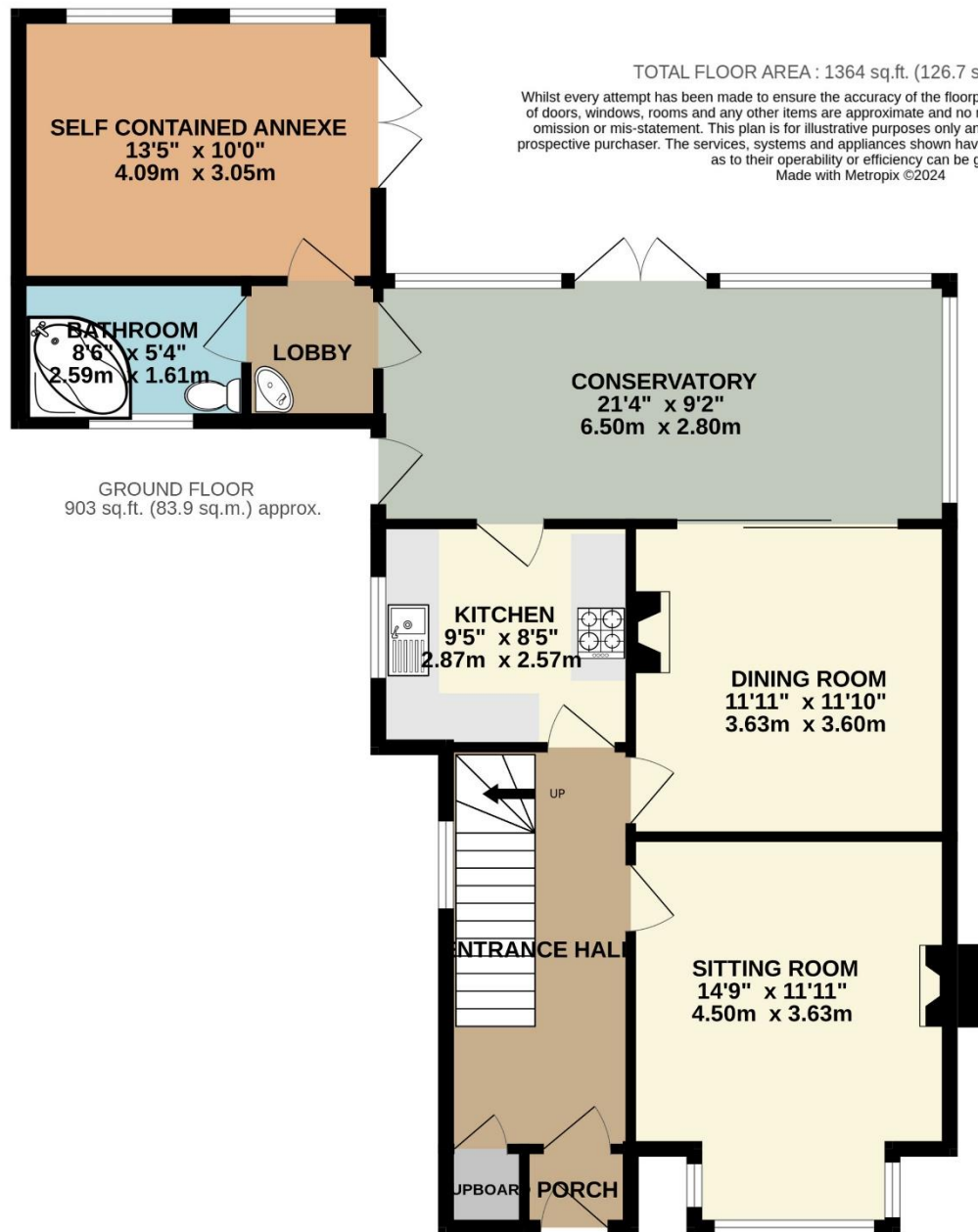
Price Guide £529,950 Freehold

A character older style four bedroom detached home set away off the road in a private road along a popular location on the Thatcham and Newbury borders. The property has been thoughtfully extended to provide a self-contained annexe with a Bedroom and Bathroom. There are two large reception rooms on the ground floor including the Sitting Room, Dining Room plus the Kitchen and Conservatory. On the first floor, there are Three good-sized Bedrooms plus the Family Bathroom, Outside is a good-sized rear Garden which is approximately 100' and private and not overlooked. Ample Parking for at least ten vehicles to the front of the property. Gas-fired central heating and Double glazing. It is located conveniently near Newbury business parks and primary and secondary schools. A stone's throw away to pleasant walks along both the river and canal.

Offered with No Ongoing Chain

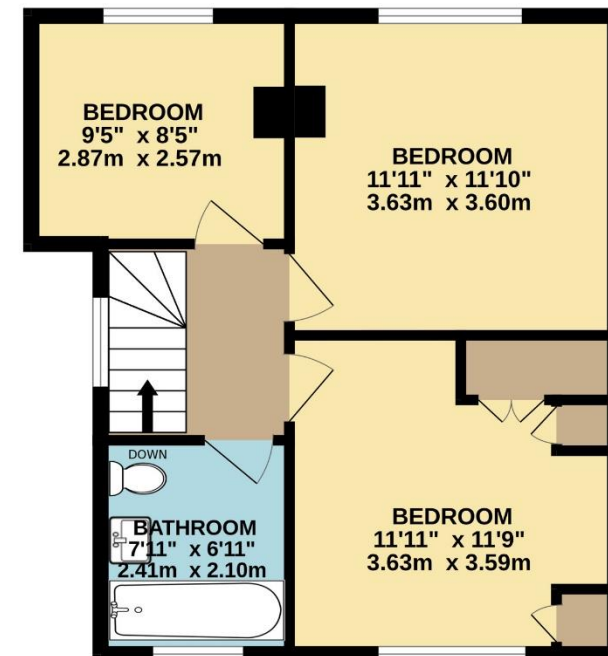
Directions: Leave Newbury from the Robin Hood roundabout on the A4 towards Thatcham. Proceed over the first roundabout and upon reaching the crossroads with Hambridge Road and Fir Tree Lane proceed straight across and the property will be found immediately on the left.





Score	Energy rating	Current	Potential
92+	A		
81-91	B		82 B
69-80	C		
55-68	D	62 D	
39-54	E		
21-38	F		
1-20	G		

1ST FLOOR
461 sq.ft. (42.8 sq.m.) approx.



Council Tax Band: E **£2767.00** **pa**
Nearest Bus stop: London Road **0.0 km**
Nearest Train station: Newbury **2.1 km**

NOTE: Halletts Estate Agents have NOT tested any of the appliances, services, fixtures or fittings and cannot verify the working order of such. We therefore suggest that any prospective purchaser(s) test these for themselves and/or obtain written clarification from their solicitor/surveyor prior to signing any contract

