



**114 Rockbourne Road, Sherfield-On-Loddon - RG27 0SR**

**£725,000**

5 BEDROOMS • DOUBLE GARAGE WITH STUDIO ABOVE • ENSUITE TO PRINCIPAL BEDROOM • ENSUITE TO GUEST BEDROOM • PREMIER LOCATION • DETACHED • WALKING DISTANCE TO GREEN SPACE • CLOSE TO LOCAL AMENITIES



01256 321777



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the property  
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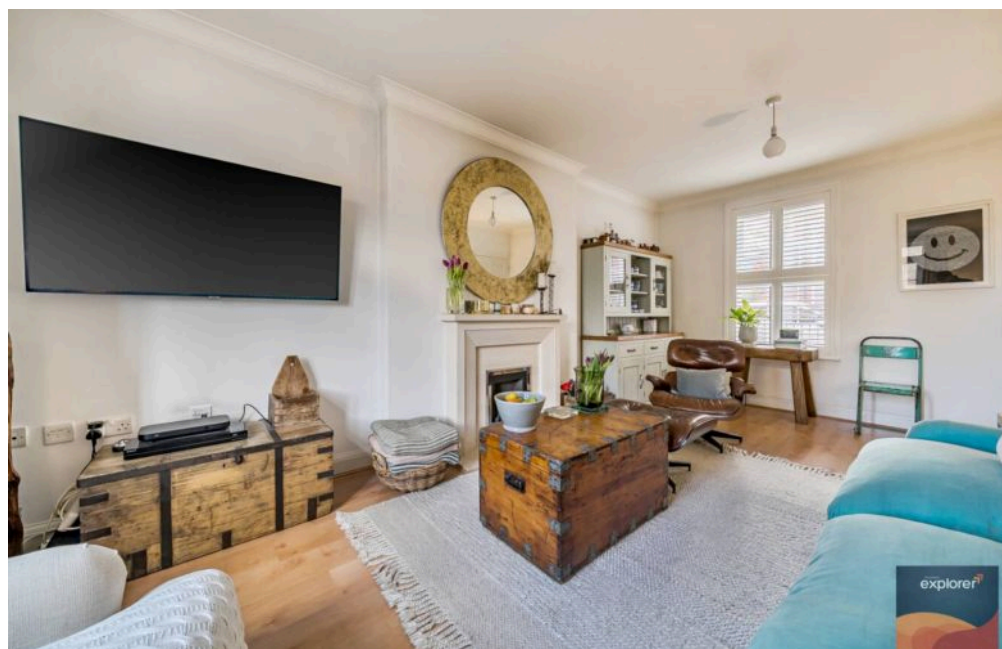
An elegant Croudace built five bedroom detached executive home offering versatile and generously proportioned accommodation arranged across three beautifully presented floors. The property is further enhanced by a feature double garage with a studio room above, providing exceptional flexibility for modern living. The double garage offers secure parking and useful storage and includes a convenient WC. Above, a substantial bonus room presents a wealth of possibilities and could be used as a self contained studio, potential annexe, home office, guest suite or private gym, making it ideal for those seeking adaptable work from home or lifestyle space.

Council Tax band: F

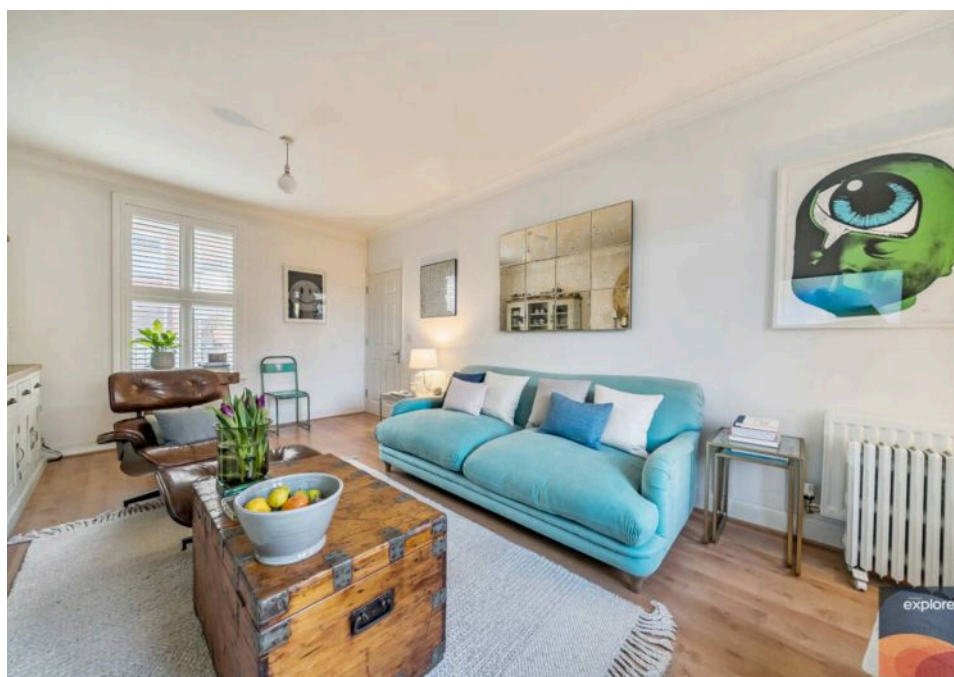
Tenure: Freehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: C



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# Rockbourne Road, Sherfield-on-Loddon, Hook, RG27

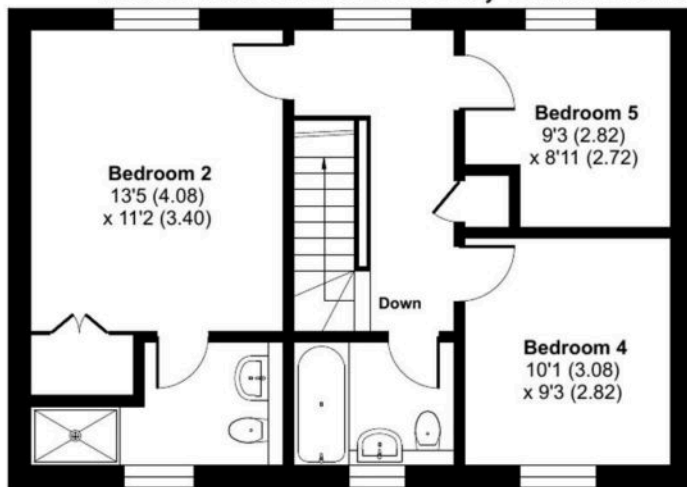
Approximate Area = 1653 sq ft / 153.5 sq m

Garage = 358 sq ft / 33.2 sq m

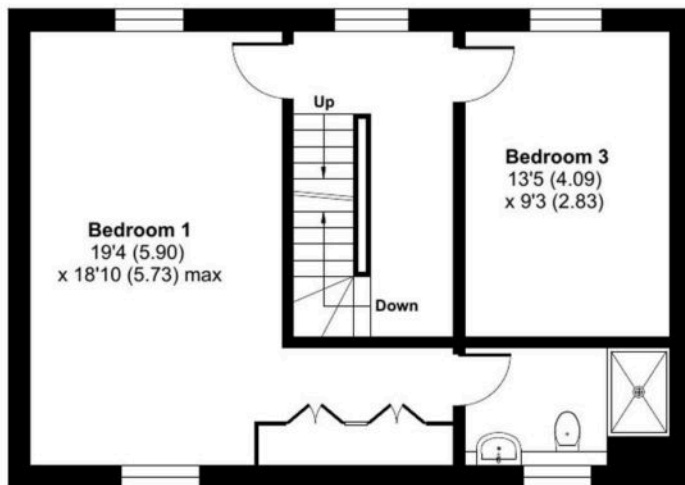
Outbuilding = 275 sq ft / 25.5 sq m

Total = 2286 sq ft / 212.2 sq m

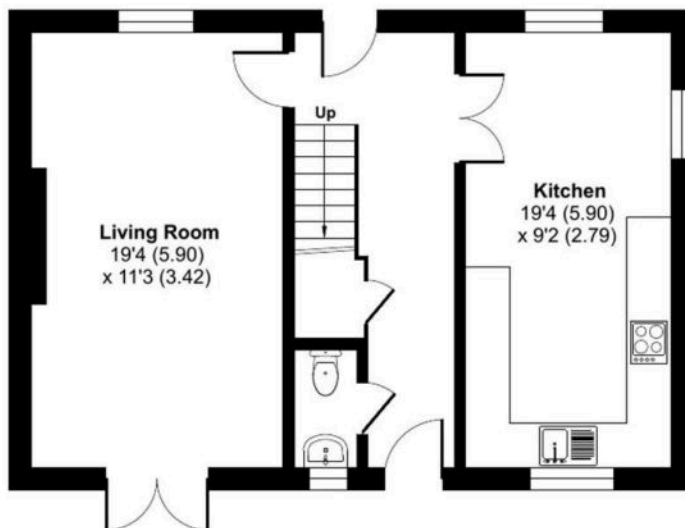
For identification only - Not to scale



SECOND FLOOR



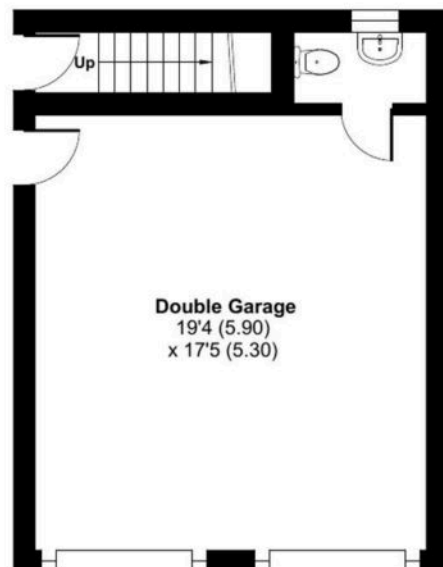
FIRST FLOOR



GROUND FLOOR



OUTBUILDING FIRST FLOOR



GARAGE / OUTBUILDING GROUND FLOOR



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2026. Produced for Property Explorer. REF: 1398228