



12 Linchfield Road, Datchet, Berkshire, SL3 9LZ

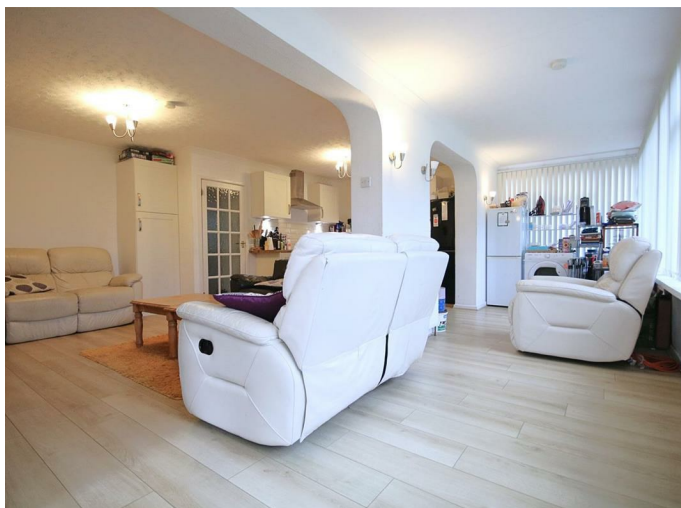
£625,000



HORLER
DATCHET

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Offered to the market with No Onward Chain is this four DOUBLE bedroom detached bungalow with ample off road parking, detached garage and space to extend S.T.P.P, situated within a quiet residential cul-de-sac 0.5 miles from the village centre and train station. The property is well presented throughout and comprises of open plan 'L-shaped' lounge through kitchen, full width sun room across the rear and two bathrooms.



Front of property:

A brick wall and timber fenced enclosed front garden being fully paved for off road parking creating ample space for easily four cars, side access on both sides, leading to:

Entrance:

Through a composite front door with frosted windows into the entrance hall with wood flooring, radiators, two storage cupboards, loft access and doors into:

Lounge through kitchen:

An open plan 'L-shaped' lounge through kitchen with a feature brick and stone fire place, wood flooring, radiators, TV and power points. The kitchen is fitted with a range of eye and base units and centre island with breakfast bar all comprising of a complimentary wood effect work surface, inset sink with drainer, integral oven with a four ring hob and extractor fan above, space for freestanding appliances including fridge/ freezer, washing machine, tumble dryer and dishwasher, under counter spot lights and tile splash backs. Opening into:

Sun room:

A 22ft sunroom running across the back of the living space with windows on all sides, wood effect flooring and external door into the rear garden.

Bedroom one:

A 17ft long bedroom being double aspect with windows over the front and side aspect, space for freestanding furniture, radiators, TV and power points. Door into:

En-suite:

A recently refitted modern three piece shower room with single shower cubicle with glass screen, low level W.C, vanity wash hand basin, frosted window over the rear aspect, tile flooring and partially tiled walls.

Bedroom two:

A second double bedroom with a feature three sided bay window over the front aspect, space for freestanding furniture, radiator, TV and power points.

Bedroom three:

A third double bedroom with space for freestanding furniture, a window over the front aspect, radiator, TV and power points.

Bedroom four:

A smaller double bedroom with a window and external door onto the side of the property, wood effect flooring, radiator and power points.

Family bathroom:

A three piece white bathroom suite comprising of a panel enclosed bath with shower above, low level W.C, pedestal wash hand basin, heated towel rail, two frosted windows over the rear aspect, wood effect vinyl flooring and partially tiled walls.

Rear garden:

A South-East facing wrap around rear garden with a large paved seating area directly off the rear and to the side of the property, otherwise being mainly laid to lawn with an established flowerbed border with a range of shrubs, bushes and trees, small timber summer house, being timber fenced enclosed, two gated side accesses to the front of the property and rear access into:

Garage:

A larger than average single garage with an up and over front door, external rear door and window into the garden, power and lighting.

General information:

Tenure: Freehold

Council tax: Band F - £2432pa

Legal note:

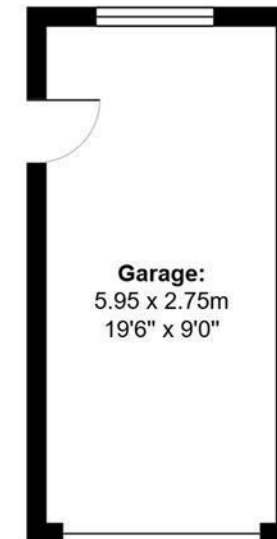
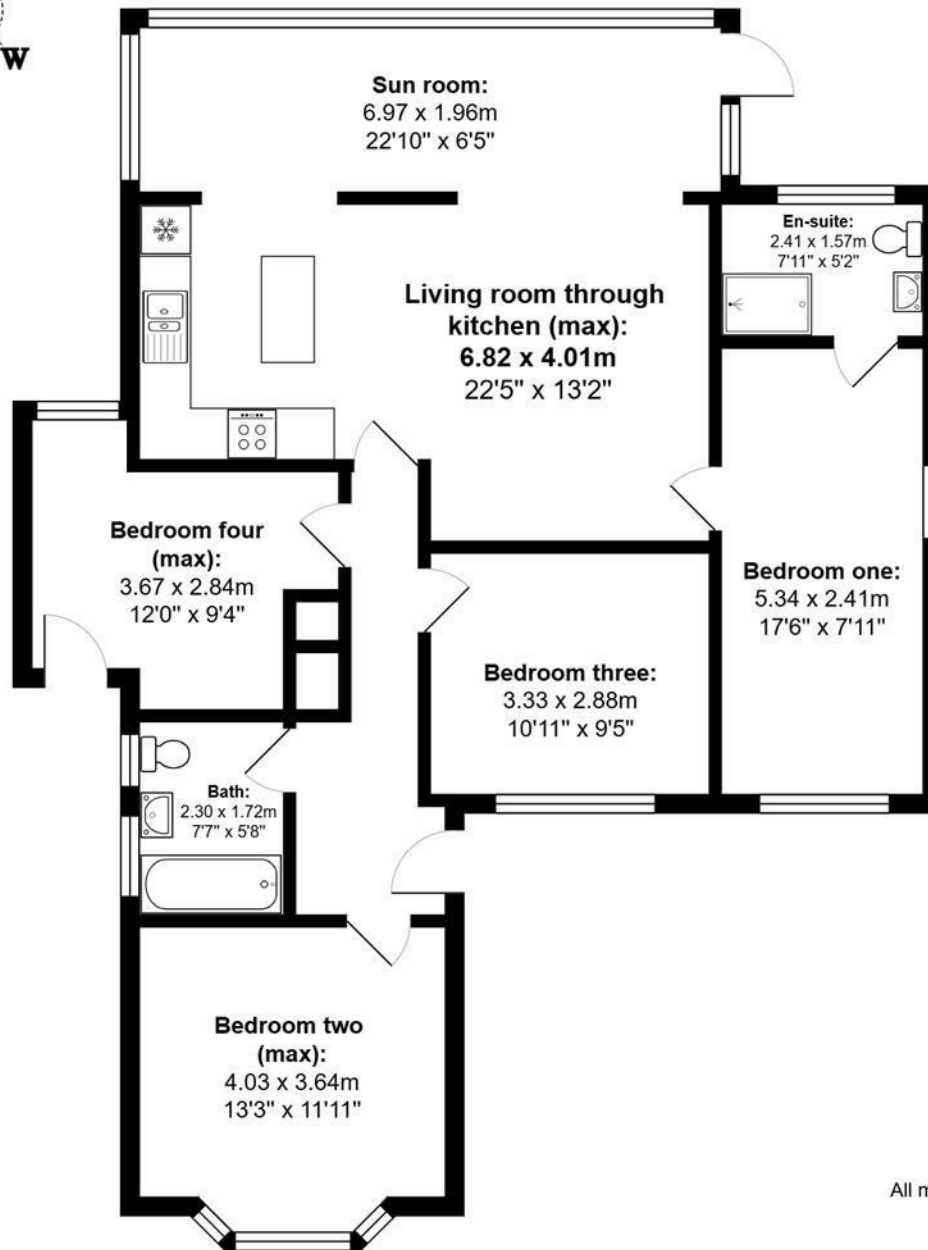
****Although these particulars are thought to be materially correct, their accuracy cannot be guaranteed and they do not form part of any contract.****







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Total Area: 119.7 m² ... 1288 ft²

All measurements are approximate and for display purposes only.



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