



Winterbrook, Wallingford, OX10 9EA

£1,350,000 Freehold

THOMAS
MERRIFIELD
SALES LETTINGS





The Property

A beautifully presented four-bedroom detached family home situated on the prestigious road of Winterbrook, which has been newly renovated and extended to an exceptionally high standard by the current owners.

Upon entering, you are welcomed with a grand entrance hall with modern finishes and neutral decor. An open plan kitchen, living dining space with bi fold doors to the rear of the property provides a generous setting for relaxing in front of the fire with family or entertaining guests. The ground floor also boasts a home gym, additional reception room/playroom, plus a downstairs cloakroom.

Upstairs there are four double bedrooms, with a walk in wardrobe and en suite shower room from the principal bedroom. Two further bathrooms and additional interior finishes further enhance the property's high quality presentation. Externally the property benefits from a detached position and attractive outdoors space whilst also offering ample driveway parking behind a gated entrance.





Key Features

- Detached four bedroom family home
- Exceptionally well-presented throughout
- Renovated and extended by the current owners
- Desirable location
- Open plan kitchen/diner entertaining area
- Gym
- Three bathrooms



The Location

Having undergone a comprehensive renovation, this home offers buyers the opportunity to move straight in and enjoy modern living without the needs for further work. To fully appreciated the space, location and overall presentation, viewings are highly recommended.

The Streets of Wallingford with their variety of small shops, pubs and restaurants, the antique shops in the Lamb Arcade, and the parks, commons and gardens make it a very pleasant town. There is a Waitrose, and a farmers Market is held regularly in the Market Place. The Corn Exchange is the home of Wallingford's cinema and theatre, producing a wide variety of productions throughout the year. There is a wide and varied selection of schooling in the area including Moultsford Preparatory School, Cranford House, Rupert House in Henley, The Dragon and St. Edward's Schools in Oxford, Queen Anne's School in Caversham, The Oratory Schools, both Preparatory in Goring Heath and Senior in Woodcote, Shiplake College, Bradfield College, Radley, The Abbey School in Reading and Pangbourne College.

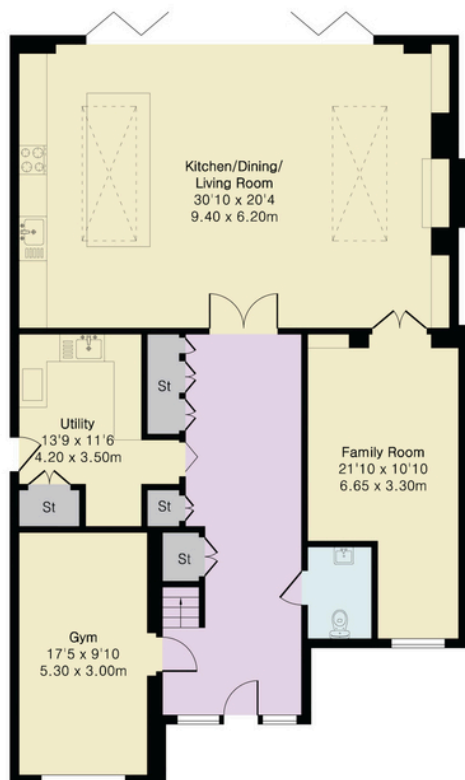


Approximate Gross Internal Area 2891 sq ft - 268 sq m

Ground Floor Area 1481 sq ft – 138 sq m

First Floor Area 804 sq ft – 74 sq m

Second Floor Area 606 sq ft – 56 sq m



Ground Floor



First Floor



Second Floor



Floor plan produced in accordance with RICS Property Measurement 2nd Edition. Although Pink Plan Ltd ensures the highest level of accuracy, measurements of doors, windows and rooms are approximate and no responsibility is taken for error, omission or misstatement. These plans are for representation purposes only and no guarantee is given on the total square footage of the property within this plan. The figure icon is for initial guidance only and should not be relied on as a basis of valuation.



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