HILLIER & WILSON



Stoney Lane, Ashmore Green, RG18 9HD

Stoney Lane, Ashmore Green

A fantastic opportunity to purchase this substantial five bedroom family home in the sought after rural hamlet location of Ashmore Green which falls within the school catchment of St Mark's, St Finian's and The Downs School.

The property benefits from a large extension to the side and making the overall square footage to be in excess of 2,500sqft, ample parking for multiple vehicles and an integral garage, whilst other benefits include gas central heating, mains drainage and double glazed windows.

The ground floor comprises of an entrance porch, hallway, cloakroom, family room, open plan kitchen/dining room, utility room, crafts room, office an additional snug/sitting room and a conservatory. The first floor offers five spacious bedrooms four of which are double bedrooms with the principle room having an en-suite, fitted wardrobes and a family bathroom.

Externally, the property offers off street parking for several vehicles, a garage for additional parking and a low maintenance garden with two outbuildings, external power points and a water tap.

Ashmore Green is conveniently located just a short drive from both Newbury and Thatcham town centres, whilst also close to open countryside. There are regular direct rail links to London Paddington taking less than an hour from both Thatcham and Newbury stations. It also falls within the catchment area of the highly regarded St. Marks primary school and The Downs School secondary school.









- SUBSTANTIAL FIVE BEDROOM FAMILY HOME
- OVER 2,500 SQUARE FT
- FANTASTIC OPPORTUNITY TO MODERNISE
- INTEGRAL GARAGE
- DRIVEWAY FOR MULTIPLE VEHICLES
- ST MARK'S, ST FINIAN'S AND THE DOWNS SCHOOL CATCHMENT

Services: Mains services are connected

EPC: C Full results can be sent on request

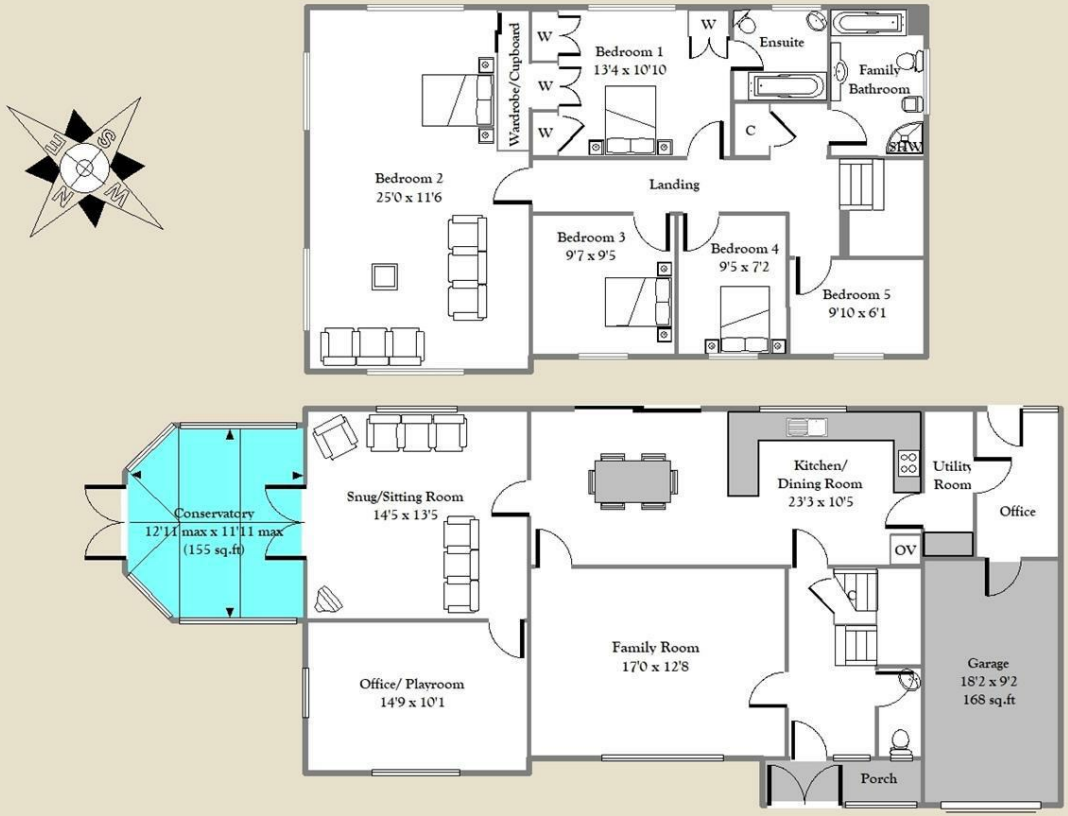
Council Tax Band: E







Stoney Lane, Ashmore Green



APPROX. GROSS INTERNAL FLOOR AREA 2576 sq.ft (239 sqm)(Including Garage)
For identification only - Not to scale - Hillier & Wilson Ltd







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.

HILLIER & WILSON
Bartholomew House
64 Bartholomew Street
Newbury
Berkshire
RG14 7BE

Tel: 01635 522044
Email: sales@HillierandWilson.co.uk