



Because property is personal with...

West Street, Tadley

Belvoir

Guide price £525,000



Key Features

- Three bedroom detached bungalow
- Non estate location
- Large driveway
- Detached double garage
- Potential to extend subject to permissions
- Private setting
- EPC rating TBC
- Freehold





Occupying a substantial plot, this three-bedroom detached bungalow offers a rare combination of generous accommodation, extensive parking, low-maintenance outside space and significant future potential.

The property will appeal to a wide variety of purchasers. Those looking to downsize or enjoy retirement will appreciate the convenience of single-storey living and the predominantly low-maintenance grounds, whilst families, hobbyists and those seeking future development opportunities will recognise the exceptional scope offered by the size and configuration of the plot.

The accommodation comprises an entrance porch leading into a central hallway, a spacious living room, a well-proportioned kitchen diner, separate utility room, three double bedrooms and a family bathroom. The layout is practical and versatile, offering comfortable day-to-day living with the flexibility to adapt to changing requirements.

Externally, the property truly stands apart from many bungalows currently available within the local market. A large lawned frontage creates an attractive approach and provides an excellent degree of separation from the road. Subject to personal requirements, there is clear potential to install driveway gates, creating a secure and private environment for vehicles and visitors.

The side and rear gardens have been predominantly laid to tarmac, dramatically reducing ongoing maintenance requirements whilst providing extensive parking, storage and turning space. This arrangement makes the property particularly attractive to retirees looking to minimise garden upkeep, whilst equally appealing to those with caravans, motorhomes, classic cars, trade vehicles or recreational equipment requiring secure off-road storage. A standout feature is the oversized detached double garage situated within the rear garden. Benefitting from power, lighting and an electric roller door, the garage provides excellent workshop space, secure vehicle storage or potential for alternative uses, subject to any necessary consents.



The size of the overall plot offers exciting opportunities for buyers seeking a property with future potential. There may be scope to extend the existing bungalow, reconfigure the accommodation or further enhance the site, subject to obtaining the relevant planning permissions. Opportunities to acquire a bungalow with such flexibility are increasingly uncommon.

Location

West Street is a highly regarded and established residential address within Tadley, offering convenient access to a range of local amenities including supermarkets, independent retailers, cafes, healthcare facilities and well-regarded schools.

The area is particularly popular with both families and retirees due to its balance of convenience and accessibility. The nearby centres of Reading, Basingstoke and Newbury provide extensive shopping, leisure and employment opportunities, whilst railway stations at Basingstoke, Reading and Theale offer direct services into London.

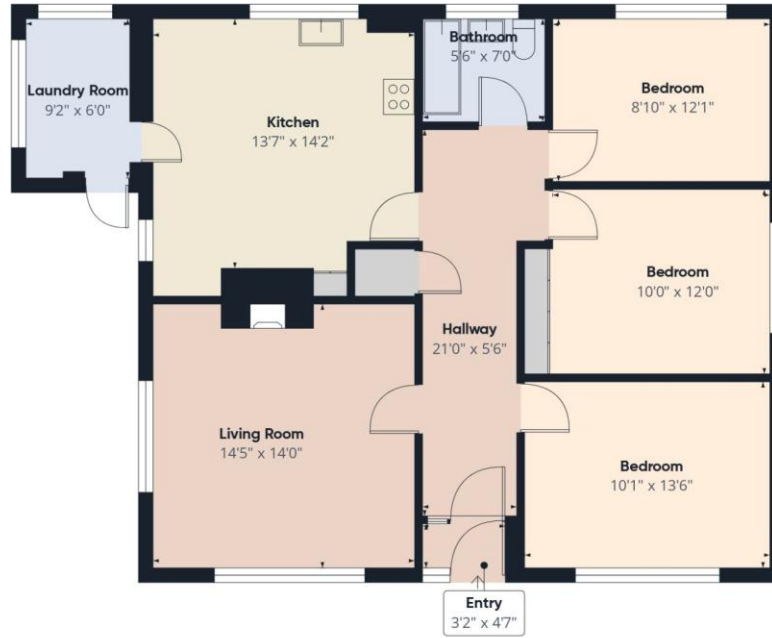
The surrounding countryside provides excellent opportunities for walking and outdoor pursuits, with Pamber Forest, Silchester Roman Walls and Wellington Country Park all within easy reach.

Whether you are seeking a manageable retirement property with minimal garden maintenance, secure parking and workshop space, or a home offering genuine scope for future enhancement, 47 West Street represents a unique opportunity within the local marketplace.

Please note that all buyers attend property viewings at their own risk and must assess any hazards themselves.

We can refer you onto Mortgage Advice Bureau for help with finance. We may receive a fee if you take out a mortgage through them. If you require a solicitor to handle your purchase we can refer you onto Rowberry Morris Solicitors or Juno. We may receive a fee of £250.00 if you use their services.

Please be advised that a fee of £80 including VAT will be charged to complete the necessary anti-money laundering and identity verification checks for prospective clients wishing to purchase through ourselves. This fee is non-refundable and is required to ensure compliance with legal obligations and regulatory standards.



Floor 0 Building 1



Floor 0 Building 2

BELVOIR!

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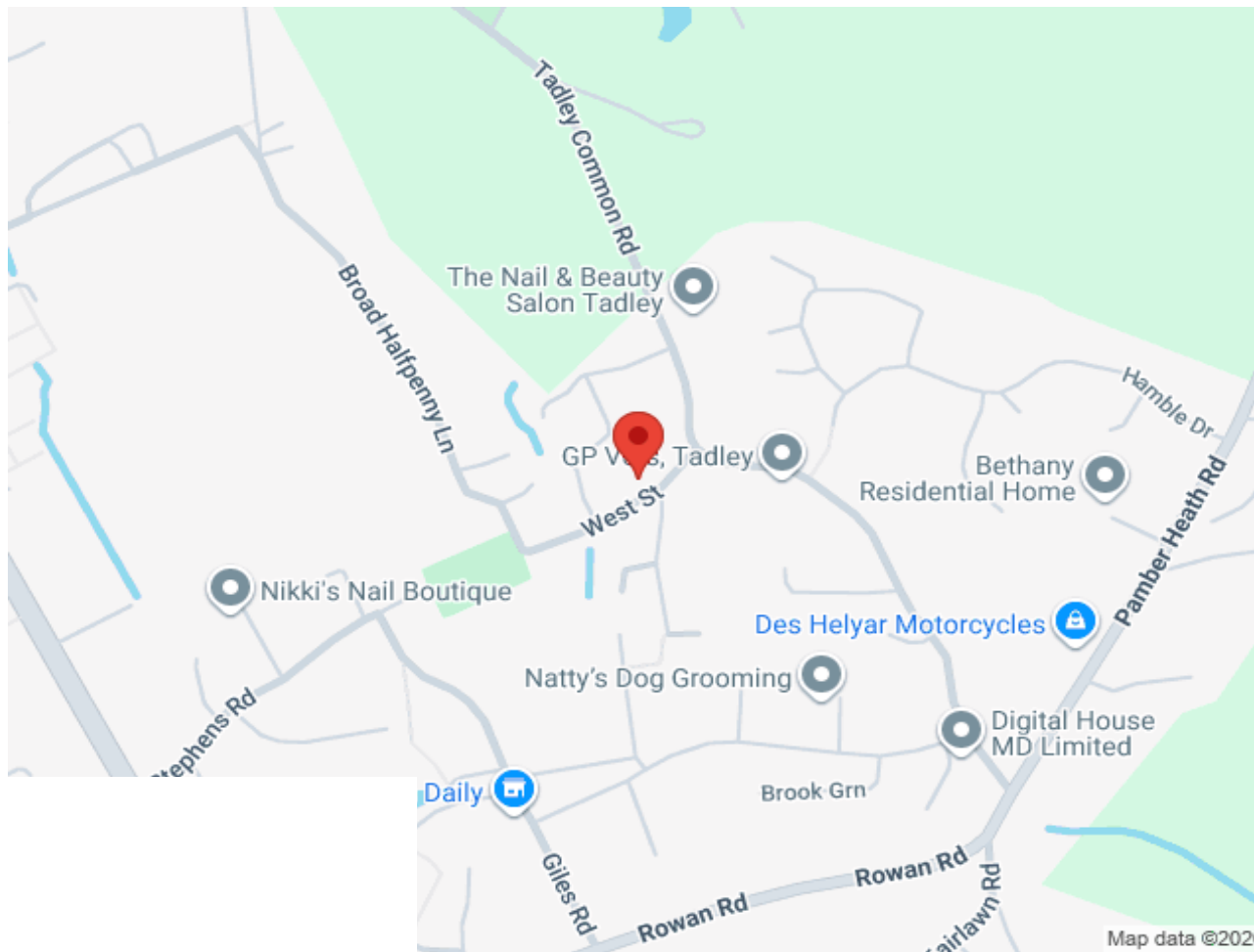
Approximate total area⁽¹⁾

1356 ft²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360



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