



2, Wildcroft Drive  
Wokingham  
Berkshire, RG40 3HY

**£700,000 Freehold**



This four bedroom detached family home is set on a generous corner plot in a desirable location close to local schools and parkland. The accommodation comprises entrance hall, cloakroom, dual aspect living room, dining room and kitchen with space for appliances. There are four first floor bedrooms and a family bathroom with a private garden which extends to the rear and side. There is a single garage at the side and driveway parking at the front. The impressive plot is screened by laurel hedge borders and mature trees which creates privacy.

- Offered with no onward chain
- Spacious dining room
- Generous corner plot
- Dual aspect living room
- Kitchen overlooking rear garden
- Scope to extend SSTP

The rear garden is enclosed by wooden fencing with a brick wall along the rear boundary and a large tree in the left corner, laid mainly to lawn with an area of patio across the rear of the house. There is gated side access leading to the front driveway which is shingled and provides parking for two vehicles. There are mature laurel hedge borders and a single garage with covered porch area at the side and a silver birch tree at the front of the house with shrub borders.

Wildcroft Drive is an established location comprising houses built in late 1960s and larger houses built in 1980's with generous plots which is approximately 25 minutes walk from Wokingham town centre and train station it enjoys excellent access to Crowthorne to the south, and Wokingham to the north. The area is well served by a variety of state and independent schools for all age levels.

Council Tax Band: F  
Local Authority: Wokingham Borough Council  
Energy Performance Rating: C





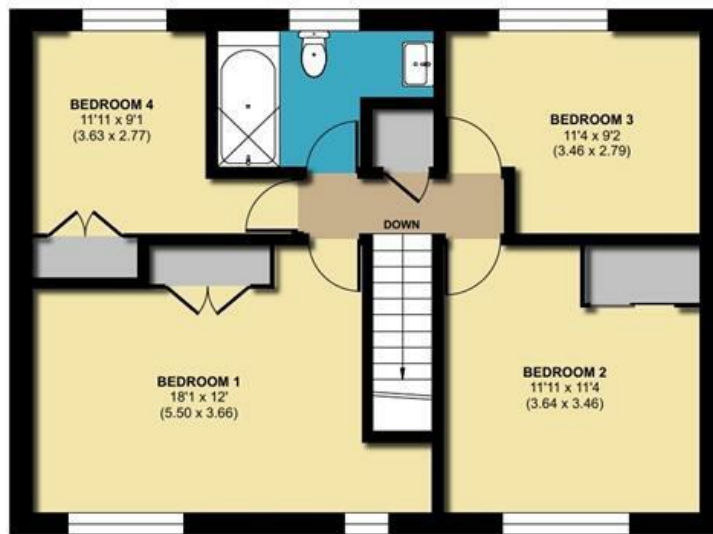
## Wildcroft Drive, Wokingham

Approximate Area = 1340 sq ft / 124.4 sq m

Garage = 157 sq ft / 14.5 sq m

Total = 1497 sq ft / 138.9 sq m

For identification only - Not to scale



FIRST FLOOR



GROUND FLOOR

 Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2026. Produced for Michael Hardy. REF: 1441693

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N.B. Please note that we have not checked whether the property, or any part of it, complies with the planning acts or building regulations. This should be checked by your surveyor or solicitor.

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