



22 Mayfair Drive Newbury RG14 6EE

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Guide Price: £250,000 Freehold



A delightful two-bedroom bungalow situated on a quiet cul-de-sac with a garage and no onward chain

- No onward chain
- 2 bedrooms
- Large living/dining room
- Fitted kitchen
- Conservatory
- Bathroom
- Front and rear gardens
- Garage
- Gas central heating
- Double glazing

Location

Mayfair Drive is a small cul-de-sac just off of Fifth Road which is approximately 1 mile from the town centre and rail station and within the school catchment area for John Rankin and St Bartholomew's Schools. Newbury offers a comprehensive range of shopping, leisure and recreational facilities, excellent road communications with easy access to the A4/A34 and M4 at junction 13 and direct rail links to London Paddington.



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A superb bungalow within close proximity of the town centre

Michael Simpson

22 Mayfair Drive

Approximate Gross Internal Area = 84.6 sq m / 911 sq ft

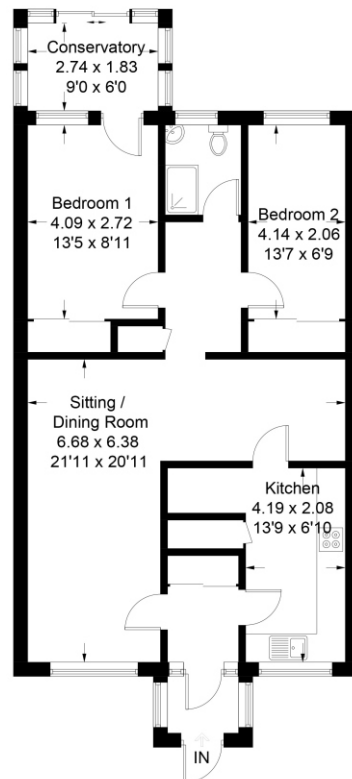


Illustration for identification purposes only, measurements are approximate, not to scale. floorplansUsketch.com © (ID490387)

Description

The spacious accommodation comprises a porch, entrance hallway, large sitting/dining room, fitted kitchen, 2 good size bedrooms, bathroom and conservatory. Other features include gas central heating, double glazing, enclosed rear garden and a garage. Offered with no onward chain.

Outside

There are enclosed gardens to the front and rear offering a variety of shrubs, plants and trees. The rear garden is mainly laid to lawn with an area of patio and garden shed. The garage has an up and over door.



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Directions

From our offices turn left into Bartholomew Street and after the railway bridge turn immediately right into Pound Street which then becomes Enborne Road. Continue for 1/2 mile turning left into Buckingham Road and then right into Fifth Road. Take the first right hand turning into Mayfair Drive.

Services

All main services are connected.

All enquiries please to the Newbury office -
118 Bartholomew Street

Newbury

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Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		
(81-91) B		88
(69-80) C		
(55-68) D	68	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC	

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All measurements are approximate.

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