MICHAEL HARDY
SALES & LETTING

20, Swords Drive,
Crowthorne,
Berkshire, RG45 6GS

OIEO £535,000 Freehold

Presented in immaculate condition throughout, this beautifully maintained three bedroom semi detached home is situated in the popular Oakham Park development. The well kept accommodation comprises a welcoming entrance hallway, a stunning modern kitchen/breakfast room with quartz worksurface and SMEG appliances. There is a rear aspect living room with doors to the garden with the addition of a bespoke media wall providing stylish and practical additional storage. Upstairs, you will find a master bedroom with a lovely ensuite, two further bedrooms and a contemporary, high specification family bathroom. Both the master bedroom and second bedroom benefit from bespoke fitted wardrobes. Further benefits include a dedicated home office with light and power, positioned to the rear of the garage, together with a partially converted garage currently utilised as a home gym and storage area.

- Desirable three bedroom semi detached home
- Master bedroom and second bedroom include bespoke fitted wardrobes
- External home office to rear of garage
- Built in media wall in living room
- Garage and driveway parking (garage converted for storage and a home gym)

To the front of the property, there is ample driveway parking leading to a single garage, which has been partially converted to provide a practical storage area at the front and a dedicated home gym to the rear. The garage also benefits from an electric garage door for convenient access. The fully enclosed rear garden features a patio area, ideal for outdoor seating and entertaining, with the remainder laid to lawn. Positioned to the rear of the garage is a dedicated home office, complete with light and power, providing a versatile space for home working.

Oakham Park is one of the latest developments to be built in Crowthorne. Built by Bewley Homes, the development comprises of a mix of apartments and houses. Oakham Park is ideally situated for the local Bucklers Park Nature Reserve which provides an ideal space for walking and cycling together with the Hall and Woodhouse public house and Co-Op convenience store. Local amenities are also within easy reach which includes Hatch Ride School and Edgbarrow School.

NB: There is an annual estate charge of c.£383.22. NB: This is information you will need to verify through your solicitor, as part of the conveyancing process.
NB 2: Please note we do not have confirmation that building control have signed off the garage conversion. This is information you should confirm with your solicitor.

Council Tax Band: E
Local Authority: Wokingham Borough Council
Energy Performance Rating: B

Floorplan

Swords Drive, Crowthorne

Approximate Area = 894 sq ft / 83 sq m
Outbuildings = 273 sq ft / 25.3 sq m
Total = 1167 sq ft / 108.3 sq m
For identification only - Not to scale

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: 1536185

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These particulars have been prepared in good faith to give a fair overall view of the property; they do not constitute an offer and will not form part of any contract. We make no representation about the conditions of the property nor that any services or appliances are in good working order; this should be checked by your surveyor. Furthermore, you should not assume that any items or features referred to in these particulars or shown in the photographs are included in the sale price. Your solicitor should check this as part of the normal conveyancing process.

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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