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24 Hurford Drive, Thatcham RG19 4WA
Price: £575,000

Features.

-  2
-  4
-  2

NO ONWARD CHAIN

Description. Located in a very popular cul-de-sac, this four bedroom detached family home sits on a corner plot. The house has been very well cared for and has been slightly extended to the rear to give a larger dining room and offers further scope to extend if needed (STPP). While being in an excellent location for schools, the house is also close to a bus route, has a park just across the road and is within walking distance to a doctors surgery and local stores.

The accommodation includes entrance hall, cloakroom, dual aspect living room with access to the garden, extended dining room, kitchen, utility room, master bedroom en-suite, three further bedrooms and family bathroom. Outside offers a lovely corner plot garden with access to the double garage and double width driveway to front.



Location.

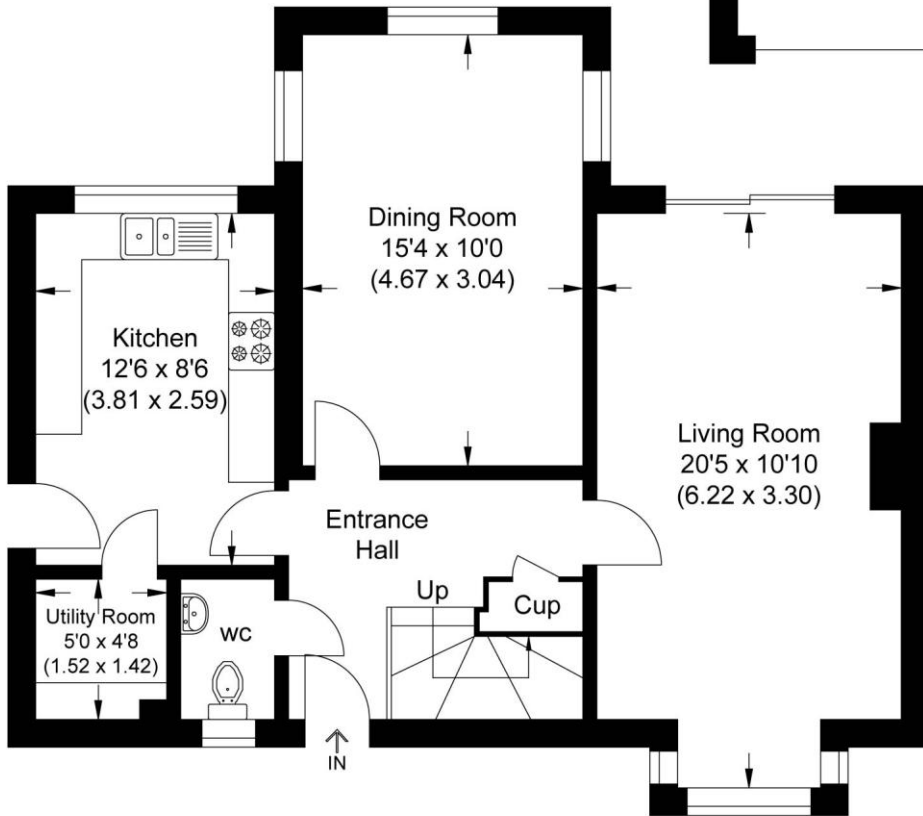
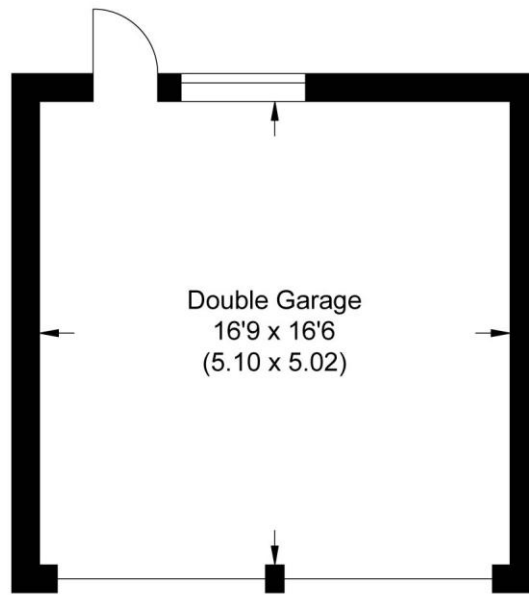
Hurford Drive is a quiet and very popular cul-de-sac of family homes within walking distance to the train station and just around the corner from Francis Baily primary school and Kennet secondary school.

Thatcham is a small town about four miles to the east of Newbury offering an array of shops, pubs and restaurants, good primary schools and the well regarded Kennet secondary school. There are lovely walks through the nearby nature reserve and along the tow paths of the Kennet and Avon canal. Other amenities include an active football club, cricket club, membership swimming pool, doctor and dentist practices. There is a mainline train station serving Reading and London (Paddington) and the West country and excellent road links via the A4, A34 and Junction 12 of the M4.

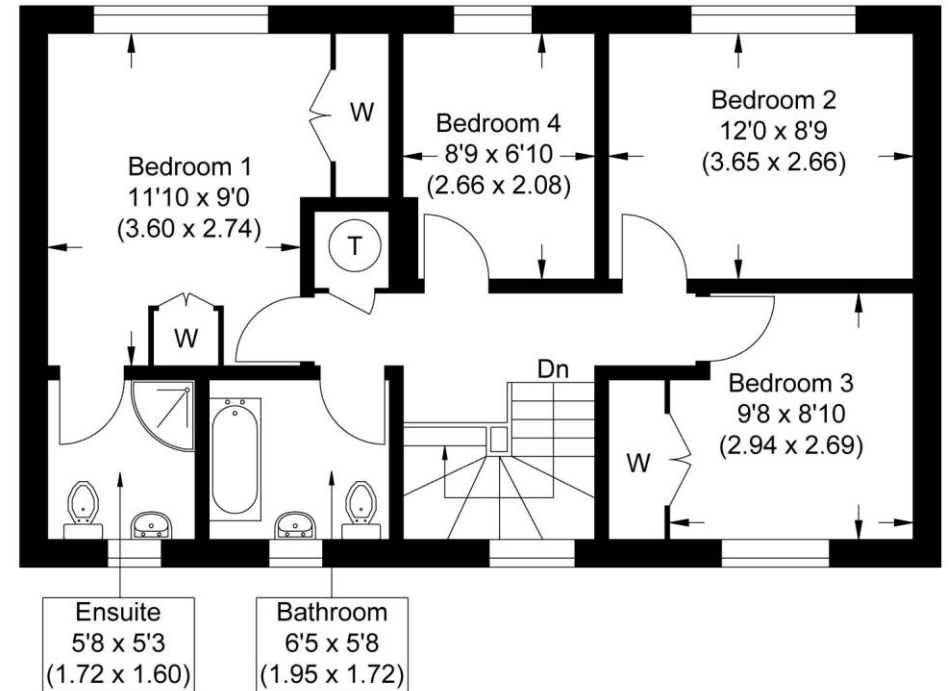




Approximate Gross Internal Area
109.84 sq m / 1182.30 sq ft
(Excludes Garage)
Garage Area 25.60 sq m / 275.55 sq ft



Ground Floor




First Floor

Illustration for identification purposes only, measurements are approximate, not to scale.



Energy Efficiency Rating

| | Current | Potential |
|----------------------------------------------------|----------------------------|-------------------------------------------------------------------------------------|
| <i>Very energy efficient - lower running costs</i> | | |
| (92 plus) A | | |
| (81-91) B | | |
| (69-80) C | | 75 |
| (55-68) D | 68 | |
| (39-54) E | | |
| (21-38) F | | |
| (1-20) G | | |
| <i>Not energy efficient - higher running costs</i> | | |
| England & Wales | EU Directive 2002/91/EC |  |

Important Notice

PROPERTY MISDESCRIPTIONS ACT 1991

The information in this document is indicative and is intended to act as a guide only. These particulars should not be relied upon as accurately describing any of the specific matters described by any order under the Property Misdescriptions Act 1991. This information does not constitute a contract or warranty. The dimensions given on plans are subject to minor variations and are not intended to be used for carpet sizes, appliance sizes or items of furniture. We would like to point out that all photographs are taken with a wide angle lens and any fitted appliances have not been tested.

EPC: D

COUNCIL TAX BAND: E
2026/2027: £3,107.85.

TENURE: FREEHOLD

For more information on this property or to arrange a viewing please call the office.

Alternatively, visit our website below to view all the details of this property online.

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