



24 Pinewood Crescent, Hermitage RG18 9WL  
Price: £580,000

**Features.**

-  1
-  4
-  2

**Description.**

A stylish four bedroom detached home, located on the edge of the village backing directly onto woodland. The house has been completely refurbished by the present vendors including new flooring and doors throughout, together with a very smart kitchen, bathroom and en-suite.

This turn-key property includes open entry porch, hallway, downstairs cloakroom, bay-fronted living room, awesome open plan kitchen/dining room with french doors to the garden, bay fronted master bedroom with built-in wardrobes and smart en-suite, three further bedrooms and stunning bathroom. Outside offers a decent sized garden with various entertaining areas and access to the garage with electric door and driveway to front with electric car charging point.



## Location.

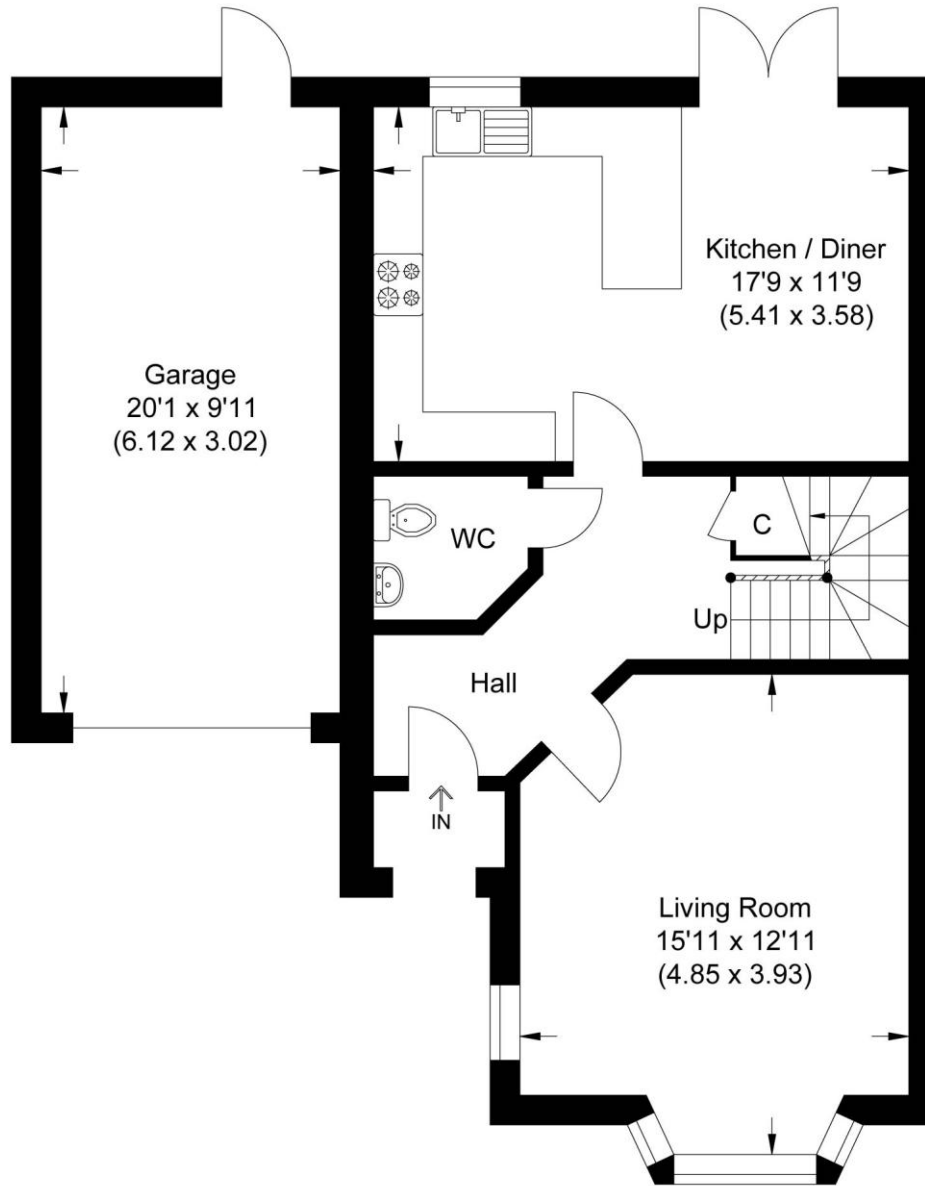
Pinewood Crescent is located on the Forest Edge development to the northern fringes of the village and within easy walking distance to the primary school and play-park and is surrounded by protected woodland.

The village of Hermitage offers superb local amenities including a Co-op, garden centre, further local stores/post office, two public houses and a primary school. It also falls within The Downs Secondary School catchment and is surrounded by beautiful rolling countryside offering superb walks including along the old railway line to the nearby village of Hampstead Norreys. Junction 13 of the M4/A34 is a couple of miles away providing excellent access for major transport routes.

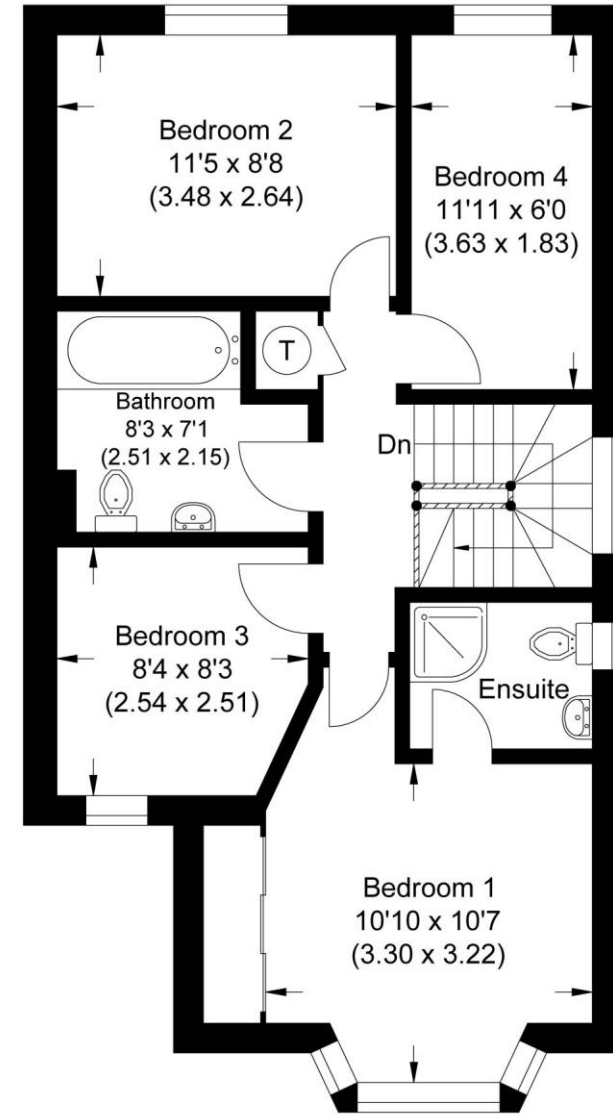




Approximate Gross Internal Area  
123.79 sq m / 1332.46 sq ft  
(Including Garage)  
Garage Area 18.48 sq m / 198.91 sq ft



Ground Floor



First Floor

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



The near-by pretty market town of Newbury offers a wide range of shopping facilities including a twice weekly local market, pedestrianised high street with local and national retail stores and major grocery outlets. There is a variety of cafes, restaurants and bars, a multi-screen cinema and the historic Corn Exchange theatre. There is a major rail station with direct links to London Paddington and the West Country.



#### 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: TBA**

**COUNCIL TAX BAND: E**  
**2026/2027: £3,119.51.**

**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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