



73 Westfield Road Thatcham Berkshire RG18 3BT



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**Guide Price £319,950 Freehold**

A deceptively spacious and attractive semi-detached bungalow that requires some updating with gas central heating and uPVC double-glazed windows. Situated in a popular road of similar properties on the western fringes of Thatcham. Within easy access to both Thatcham and Newbury town centres, yet on the doorstep of some great walks along the surrounding countryside. Post Office and the Local supermarket are just at the end of the road. Close to a bus route.

- Popular road West of Thatcham
- 16' Living Room with open fireplace
- Kitchen and Shower room
- Three Good-Size Bedrooms
- Solid Fuel Central Heating and UPVC Double Glazing
- Single Detached Garage and long Driveway
- Enclosed and non-overlooked rear garden
- Offered with No Ongoing Chain

**Directions:** From Thatcham Broadway, turn left onto the A4 towards Newbury, continue along this road passing through two sets of traffic lights. At the third set of traffic lights by the Henwick Playing Fields, turn right into Henwick Lane. Take the fourth turning right onto Westfield Road and the property will be found on the left-hand side.

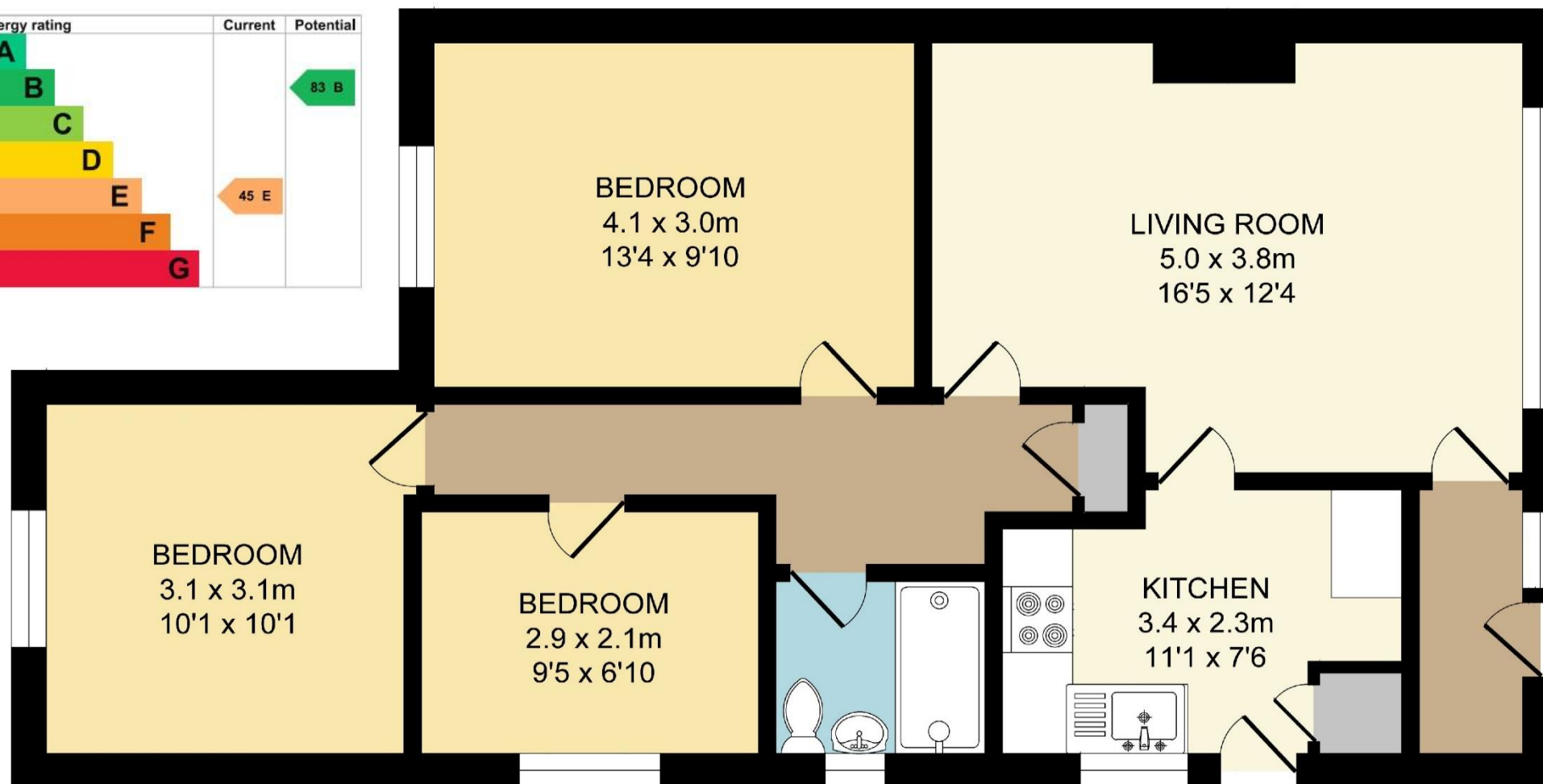


**Council Tax Band: C**      **£2148.42**    **pa**  
**Nearest Bus stop:**      **Henwick Lane ( 0.1 km)**  
**Nearest Train Station:**    **Thatcham      ( 2.8 km)**

**TOTAL APPROX. FLOOR AREA 67.0 SQ.M. (721 SQ.FT.)**

All measurements of doors, windows, rooms and any other items and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only. Not to scale. **[www.halletts-estateagents.co.uk](http://www.halletts-estateagents.co.uk)**

Score	Energy rating	Current	Potential
92+	<b>A</b>		
81-91	<b>B</b>		83 <b>B</b>
69-80	<b>C</b>		
55-68	<b>D</b>		
39-54	<b>E</b>	45 <b>E</b>	
21-38	<b>F</b>		
1-20	<b>G</b>		



**NOTE:** Halletts Estate Agents have NOT tested any of the appliances, services, fixtures or fittings and cannot verify the working order of such. We therefore suggest that any prospective purchaser(s) test these for themselves and/or obtain written clarification from their solicitor/surveyor prior to signing any contract(s).



