

**107 CHILTON WAY
HUNGERFORD**



Marshall
Estate Agents

107 Chilton Way

Hungerford, Berkshire, RG17 0JF

£445,000

Approximately 0.9 Miles to Hungerford
Railway Station

Approximately 9 Miles to Newbury

Approximately 3.8 Miles to M4 J14

- Freehold
- Semi-Detached House
- Entrance Hall
- Living/Dining Room
- Kitchen
- Conservatory/Utility Area
- Three Bedrooms
- Modern Bathroom
- Garage
- Pretty Garden
- Far Reaching Views
- Ample Driveway
- Gas Central Heating
- Double Glazing



Situation

The pretty market Town of Hungerford is steeped in History and sits on the banks of the chalk stream River Kennet and the Kennet and Avon canal. The Town is well served by a variety of shops including butchers, bakers, independent retailers and of course antique shops. Other amenities include two supermarkets, a post office, two building societies and a doctors surgery. There is also a swimming pool, leisure sports centre, gym and tennis club.



The Property

A superbly presented semi-detached house quietly located in a residential cul-de-sac overlooking farmland at the rear.

This lovely home includes a bright and airy Living/ Dining room with a feature fireplace, a stylish modern Kitchen and a Conservatory which doubles as a useful Utility room.

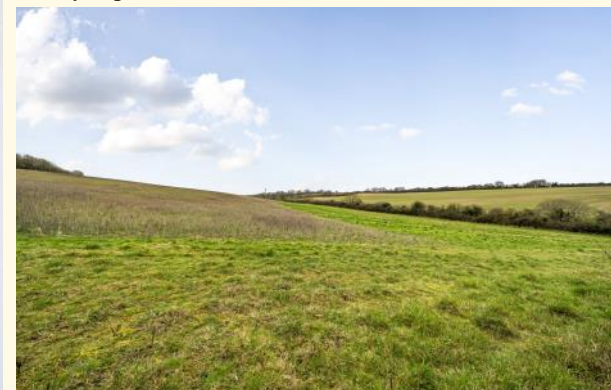
Upstairs, three Bedrooms are served by a high quality re fitted Bathroom.

Gas central heating and double glazing keep this home warm and snug.

Outside

There is a double width driveway at the front, leading to the single garage.

At the rear there is a pretty garden which enjoys a sunny aspect and backs onto farmland.







Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D		59 D
39-54	E	49 E	
21-38	F		
1-20	G		

Services
 Mains Gas
 Mains Electricity
 Mains Water & Drainage

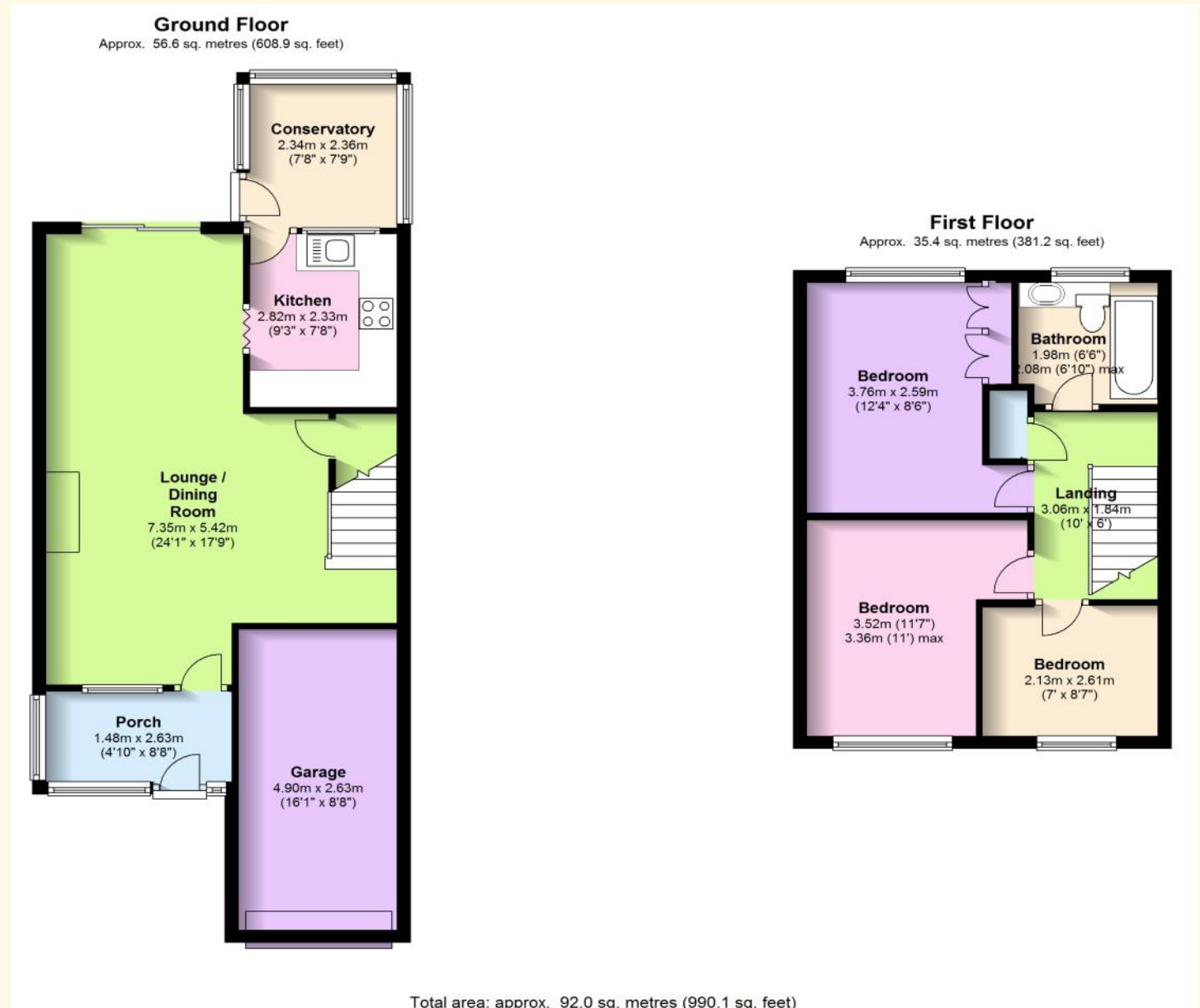
Council Tax Band: D

What 3 Words Location: ///buzzards.eternity.trickling



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