HILLIER & WILSON



Priory Road, Newbury, RG14 7QS

Priory Road, Newbury

An immaculately presented four bedroom Edwardian property that combines period features with modern comforts into the ideal family home. The property benefits from a number of original features throughout and a south-facing rear garden, while modern amenities include gas central heating and uPVC double glazing. The ground floor comprises of an entrance hall, family room, spacious living room that opens out onto a modern kitchen/breakfast room – complete with integrated appliances, downstairs cloakroom, and a utility room. The first floor has two double bedrooms and a spacious, well-appointed family bathroom. On the top floor are a further two bedrooms, as well as a large loft space for storage. To the front of the property is off-road parking by way of a private paved driveway and a small walled garden, while to the rear there is a large patio area and a well-kept garden that is mainly laid to lawn and bordered by mature trees and bushes. Additionally, the garden boasts a large shed/workshop space measuring 21'7 ft. x 13'8 ft. Priory Road is a highly sought after residential road located on the south side of Newbury and is situated within the catchment area of the highly regarded St Bartholomew's, St Nicholas' and St John's Schools. Priory Road is also conveniently located close to Newbury town centre and mainline railway station which provides regular direct links to London Paddington.









- BEAUTIFULLY PRESENTED FOUR BED SEMI-DETACHED FAMILY HOME
- ST JOHNS & ST BARTS SCHOOL CATCHMENT
- POPULAR RESIDENTIAL ROAD IN SOUTH NEWBURY
- SOUTH FACING GARDEN
- OFF ROAD PARKING VIA DRIVEWAY
- PERIOD PROPERTY

Services:
Mains services are connected

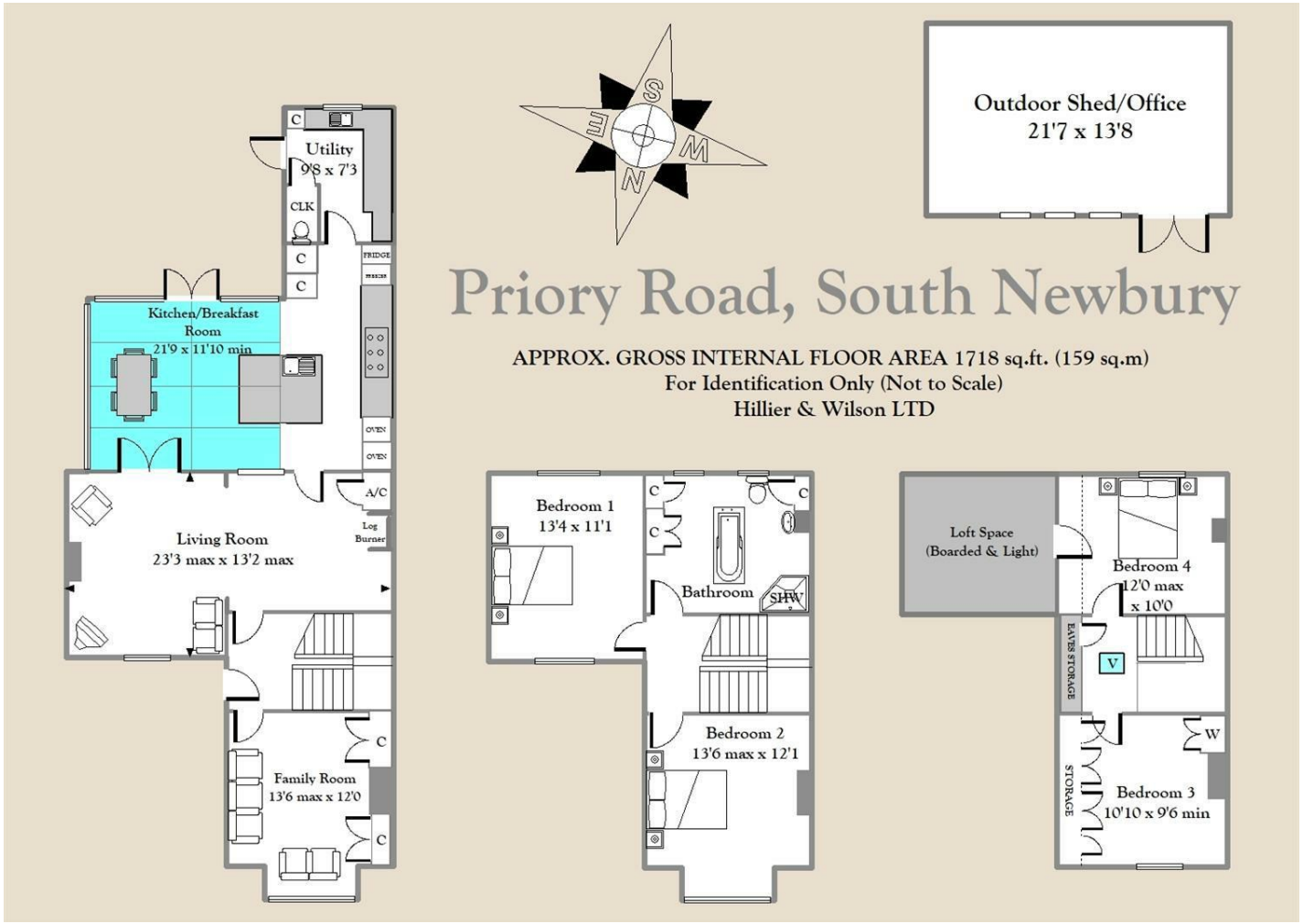
EPC: Rating D
Full results can be
sent on request

Council Tax:
Band E









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Hillier & Wilson wish to inform prospective purchasers that we have listed the details of this property as a general guide and in good faith. We have not carried out a detailed survey nor tested the services, appliances or specific fittings. Any reference to alterations does not mean that any planning permission, building regulation or other consent has been obtained. Investigations must be made by buyer's solicitor. Room sizes should not be relied upon for carpets and furnishings. Fixtures & fittings are excluded from the property unless stated in the sales particulars.

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