

sansome
& george



37 Byfields Road, Kingsclere

Guide Price £450,000

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37 Byfields Road

Kingsclere

Sansome & George – This charming older style three bedroom detached house offers spacious and versatile accommodation, ideal for family living. The property welcomes you with an inviting entrance hall, complete with a convenient downstairs W.C. The generous living room provides a comfortable space to relax or entertain, while the well-appointed kitchen/breakfast room is perfect for both everyday meals and larger gatherings. A bright sunroom adds further flexibility to the layout, offering an additional area for dining or leisure. Upstairs, three bedrooms provide ample space for family members or guests, complemented by a bathroom. Practical features such as a garage and driveway ensure convenient parking and secure storage. The property retains a sense of character and warmth, with thoughtful touches throughout that blend traditional charm with modern comforts. Located in a sought-after residential area, this home presents an excellent opportunity for those seeking a detached property with generous proportions, well-planned interiors, and scope for personalisation. Early viewing is highly recommended to fully appreciate the space and potential this delightful home has to offer.

These particulars are a general guide only. They do not form part of any contract. Services, systems and appliances have not been tested. Please note that all buyers attend property viewings at their own risk and must assess any hazards themselves. The title is currently under review for any potential covenants or restrictions and will be available upon request shortly.

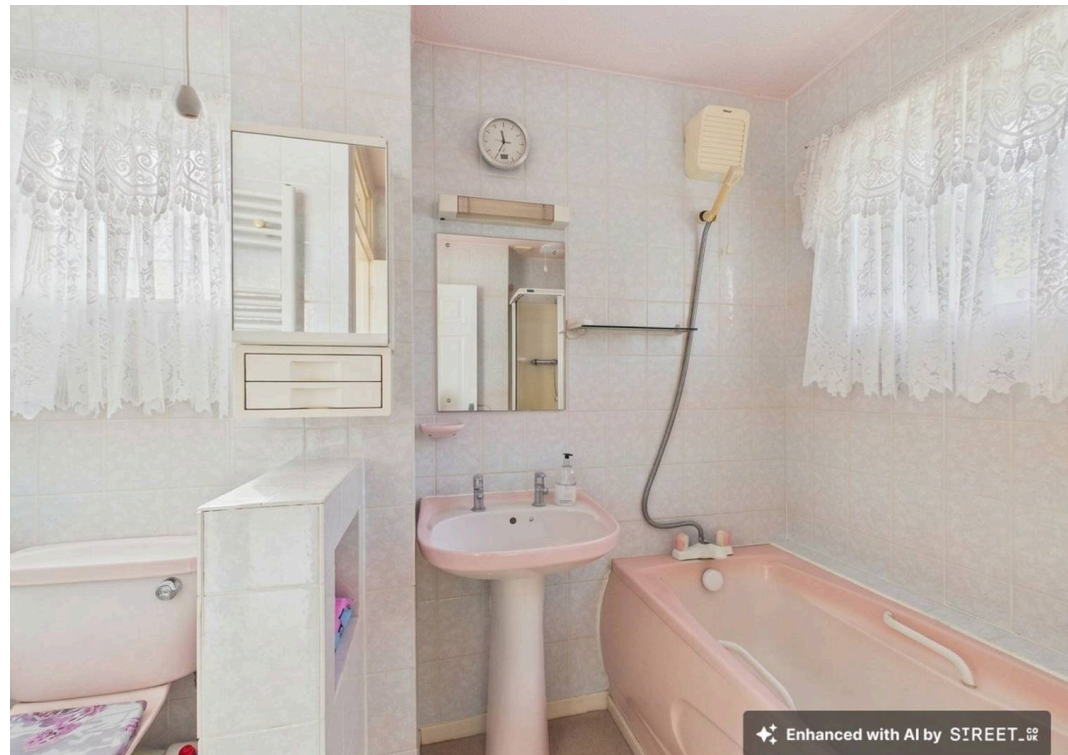
Council Tax band: E

Tenure: Leasehold

EPC Energy Efficiency Rating:

EPC Environmental Impact Rating:







37 Byfields Road

Kingsclere

- Older style 3 Bedroom detached home
- Entrance Hall with downstairs W.C
- Living room
- Kitchen/Breakfast Room
- Sunroom
- Generous rear garden
- 3 Bedrooms
- Bathroom
- Garage and Driveway



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Floor 0 Building 1



Floor 1 Building 1



Floor 0 Building 2

Approximate total area⁽¹⁾
1245 ft²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360





Sansome & George Kingsclere Office

2 George Street, Kingsclere – RG20 5NQ

01635 297

111

• kingsclere@sansomeandgeorge.co.uk • www.sansomeandgeorge.co.uk/