



DOWNER & CO

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35A Almond Avenue, Newbury RG14 1LX
Price: £530,000

Features.

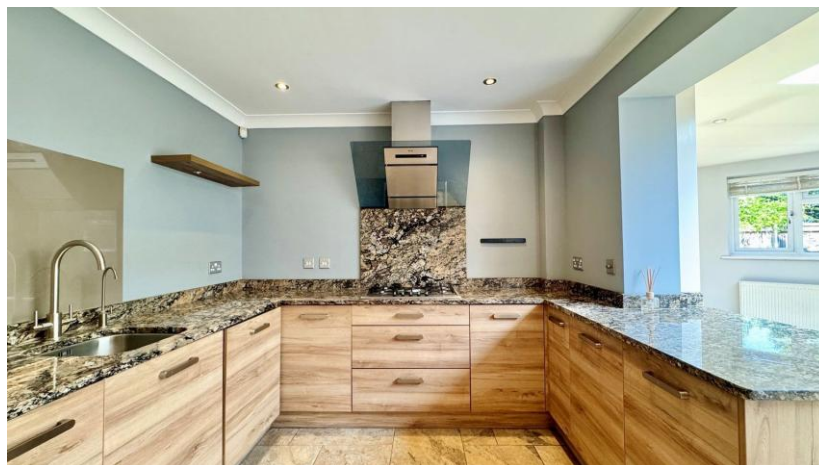


NO ONWARD CHAIN

Description.

Located within easy reach of Newbury town centre is a smart four bedroom detached home that is ready to move into. This modern property was finished to a high spec throughout and offers plenty of entertaining and living space. Locally there are good primary and secondary schools, golf course, miles of countryside footpaths, shops and pubs, and the property is within easy reach of the A34 and M4.

To the ground floor the spacious accommodation consists of entrance hall, very smart kitchen/dining room with feature lantern ceiling, living room with wood-burner, cloakroom, bedroom that could be used as an office and utility room. To the first floor is a large master bedroom with dual aspect windows and en-suite, second double bedroom, third bedroom and family bathroom. Outside, the rear garden faces south-east and is low maintenance with a section to the side with space for sheds and storage. Benefits include several built-in appliances and driveway parking.

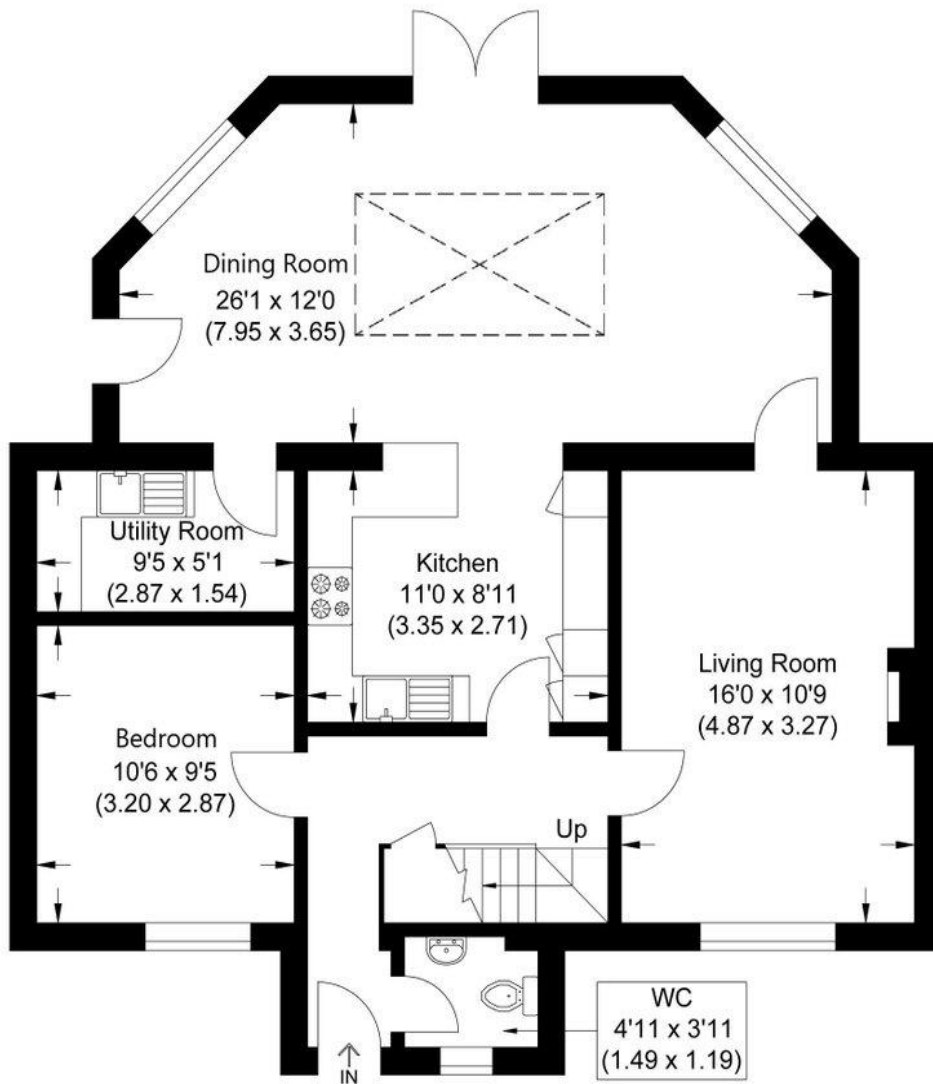


Location.

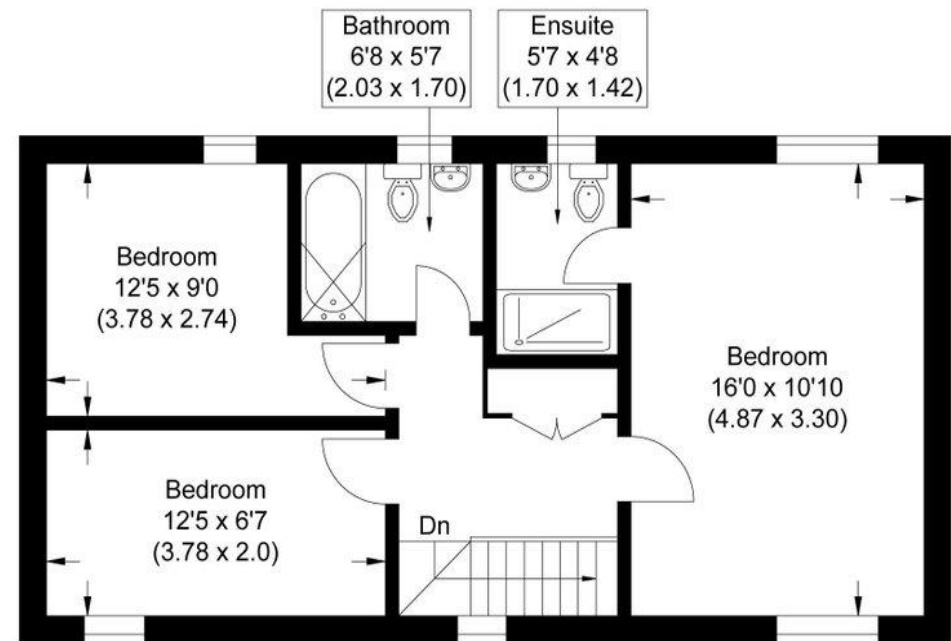
The pretty market town of Newbury offers a wide range of shopping facilities including a twice weekly local market, pedestrianised high street with local and national retail stores and major grocery outlets. There is a variety of cafes, restaurants and bars, a multi-screen cinema and the historic Corn Exchange theatre. There is a major rail station with direct links to London Paddington, the City of London and the West Country, and excellent access to the M4/A34 junction.



Approximate Gross Internal Area
127.0 sq m / 1367.01 sq ft

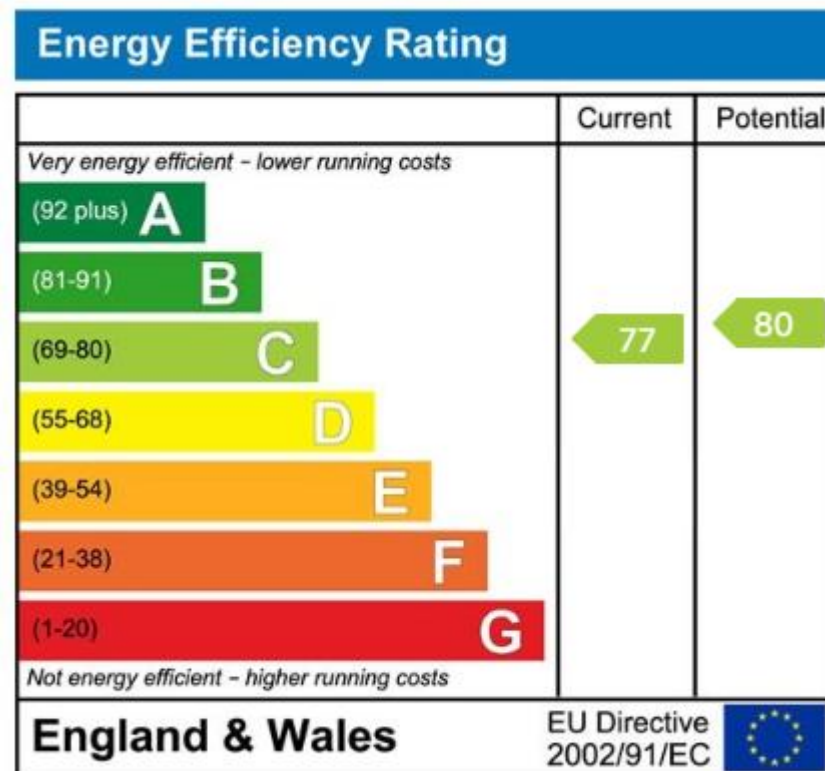


Ground Floor



First Floor

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



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: C

COUNCIL TAX BAND: F
2026/2027: £3,686.69.

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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