

sansome
& george



9 George Street, Kingsclere

£365,000

Enhanced with AI by STREET_02

9 George Street

Kingsclere, Newbury

Situated in the sought-after village of Kingsclere, this charming two-bedroom terraced cottage offers a wonderful blend of character and comfort. Upon entering, you are greeted by a welcoming hallway that leads into a spacious living room, ideal for relaxing or entertaining guests. The well-appointed sunroom, with its doors opening into the garden, provides a bright and inviting space that can be enjoyed year-round. The property features two generously sized bedrooms, each offering ample space for furnishings and storage. A modern bathroom serves the upper floor, providing both convenience and style. Thoughtfully designed, the layout ensures a seamless flow between rooms, making the most of the available space. This delightful cottage is perfect for first-time buyers, small families, or those seeking a peaceful retreat in a popular location. With its combination of traditional features and practical living spaces, this home is ready to welcome its new owners. Located within easy reach of local amenities, schools, and transport links, the property offers both comfort and convenience. Early viewing is highly recommended to fully appreciate everything this lovely home has to offer.

Council Tax band: D

Tenure: Freehold

EPC Energy Efficiency Rating: E

EPC Environmental Impact Rating: E







9 George Street

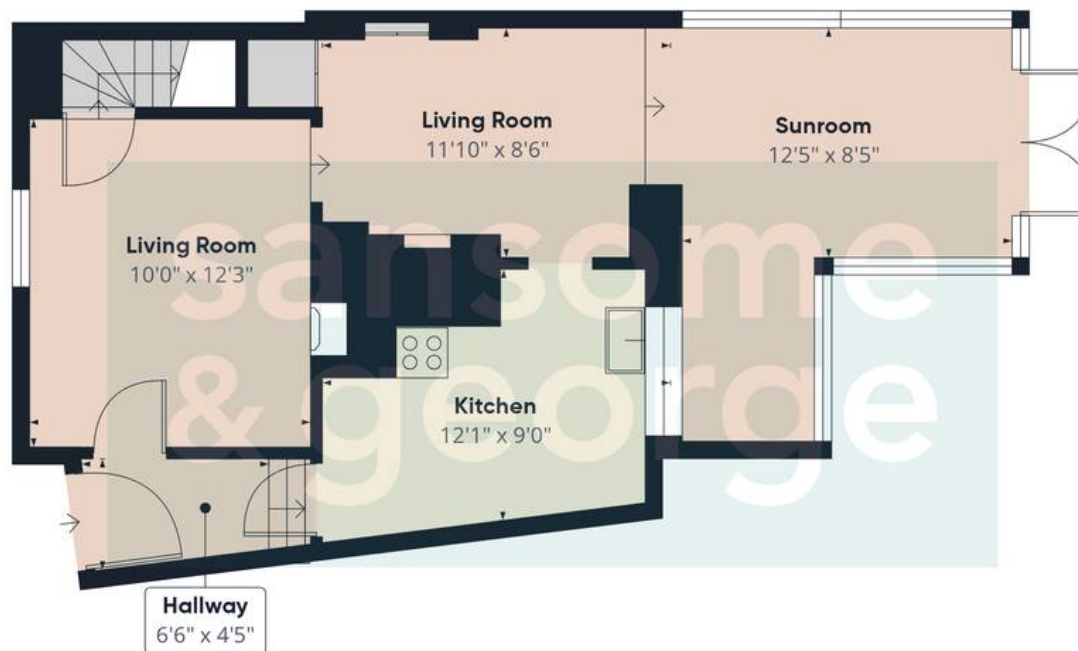
Kingsclere, Newbury

- 2 Bedroom Cottage
- Popular location in Kingsclere
- Hallway
- Living room
- Sunroom with doors into garden
- 2 Bedrooms
- Bathroom
- Rear Garden



**sansome
& george**





Floor 0



Floor 1

Approximate total area⁽¹⁾
892 ft²

(1) Excluding balconies and terraces

Reduced headroom
..... Below 5 ft

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 • • www.sansomeandgeorge.co.uk/