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FOR SALE  
DOWNER & CO  
01635 523777  
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**36 Fromont Drive, Thatcham RG19 3PE**  
**Price: £415,000**

**Features.**

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-  2
-  1

**NO ONWARD CHAIN**

**Description.** Located at the end of a quiet cul-de-sac and within a short, level walk of the town centre is a well presented two bedroom detached bungalow with large corner plot garden. Subject to the usual permissions, there is a good opportunity to extend the property as there is plenty of space to two sides. Locally, the mainline train station is a short walk away and there is a park on the doorstep.



The accommodation consists of entrance hall, good sized open plan living/dining room, kitchen, conservatory, master bedroom with built-in wardrobe, second bedroom and family bathroom. Outside the rear garden is level and low maintenance and there is a patio. There is also a single garage and driveway parking for two vehicles. Benefits include upvc double glazing and gas fired central heating.

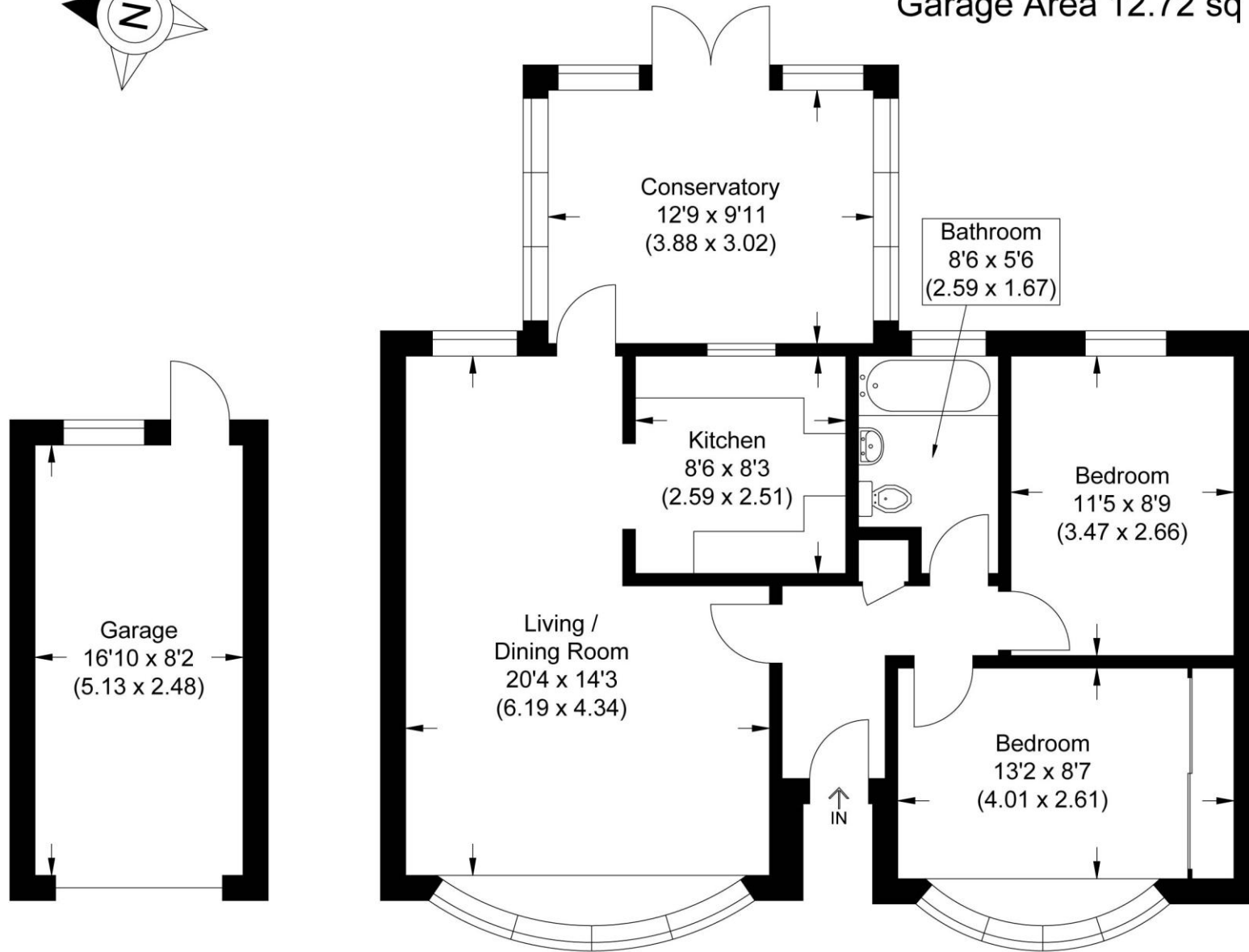
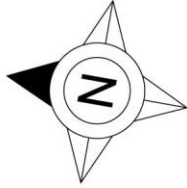


## Location.

Thatcham is a small town about four miles to the east of Newbury offering an array of shops, pubs and restaurants, good primary schools and the well regarded Kennet secondary school. There are lovely walks through the nearby nature reserve and along the tow paths of the Kennet and Avon canal. Other amenities include an active football club, cricket club, membership swimming pool, doctor and dentist practices. There is a mainline train station serving Reading and London (Paddington) and the West country and excellent road links via the A4, A34 and Junction 12 of the M4.

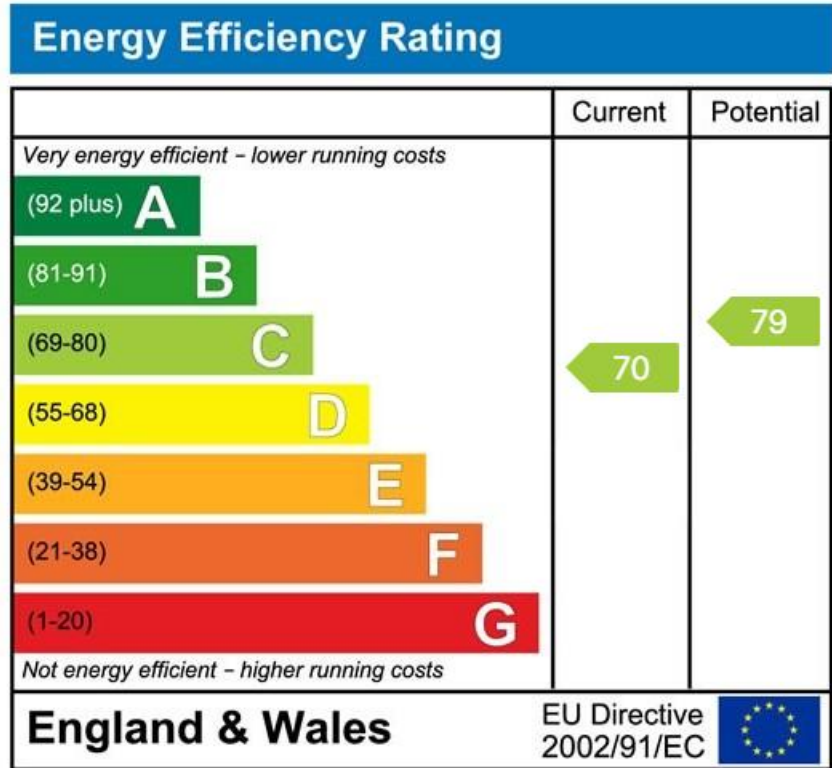


Approximate Gross Internal Area  
74.44 sq m / 801.26 sq ft  
(Excludes Garage)  
Garage Area 12.72 sq m / 136.91 sq ft



Ground 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: D**  
2026/2027: £2,542.79.

**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.

Downer & Co Estate Agents  
44 Cheap Street  
Newbury  
Berkshire  
RG14 5BX

**01635 523777**

**www.downer.co.uk**