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21 Tile Barn Row, Woolton Hill RG20 9TF
Price: £455,000

Features.

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Description.

Located in the popular and pretty village of Woolton Hill is an extended three bedroom home that has been beautifully maintained inside and out. The property could be further extended to the side subject to the usual permissions. Locally there are two good schools, pub, shop, tennis club and miles of footpaths into the stunning surrounding countryside.

The light accommodation consists of entrance hall, kitchen/dining room with built-in appliances, living room with dual fuel log burner, garden room, utility room, cloakroom, master bedroom, second double bedroom, third bedroom and family bathroom. Outside there are stunning gardens to the front and rear. The rear garden is separated into two areas with the productive fruit and vegetable garden to the back. There is a path leading to the front. Benefits include upvc double glazing and electric heating.



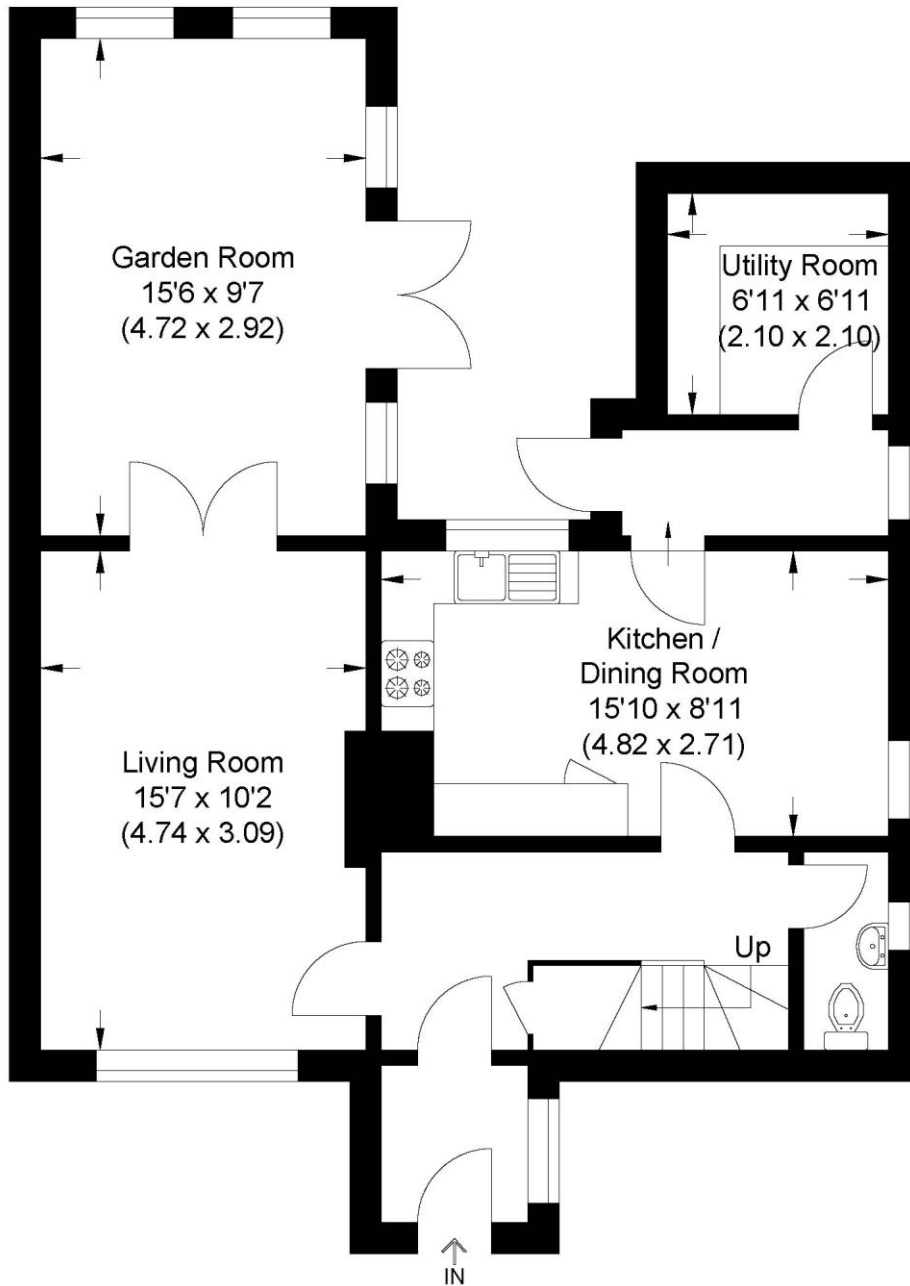
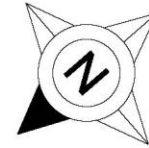
Location.

The village of Woolton Hill is located five miles due south of Newbury and has amenities including primary school, shop/post office, public house, stunning walks in the nearby Chase and is easily accessible to the A34.

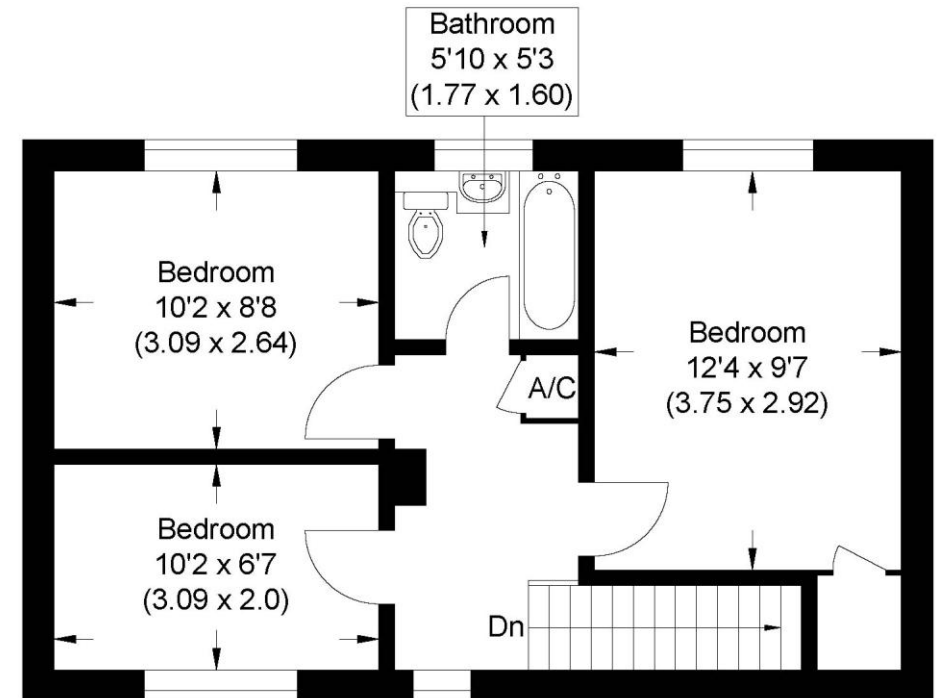
The pretty market town of Newbury offers a wide range of shopping facilities including a twice weekly local market, pedestrianised high street with local and national retail stores and major grocery outlets. There is a variety of cafes, restaurants and bars, a multi-screen cinema and the historic Corn Exchange theatre. Newbury also has a mainline train station with services direct to Reading and London Paddington.



Approximate Gross Internal Area
101.37 sq m / 1091.13 sq ft

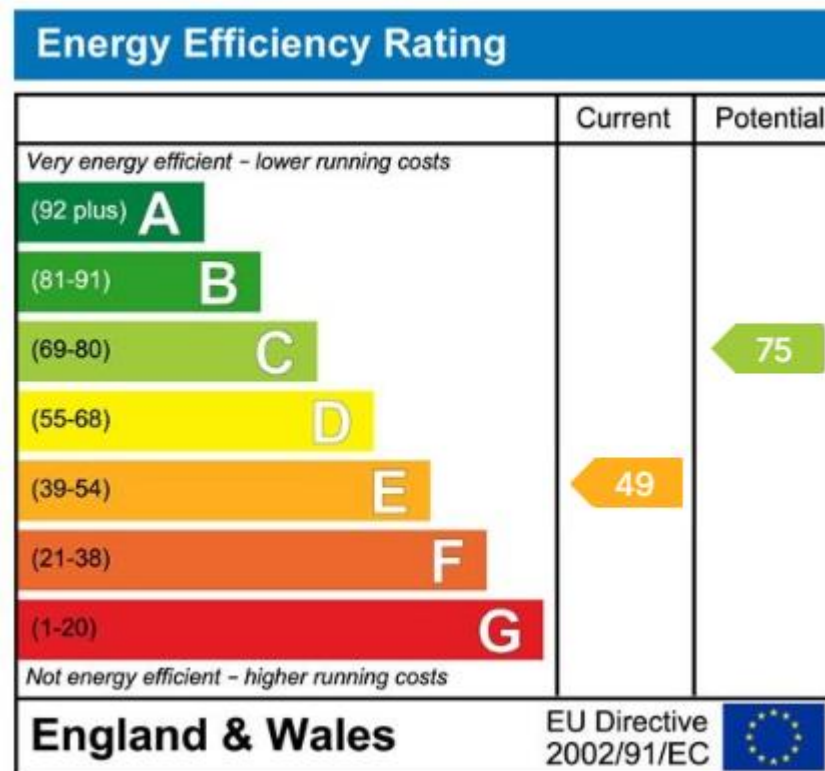


Ground Floor



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: E

COUNCIL TAX BAND: D
2026/2027: £2,260.17.

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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