WentWorth
Estate Agents

3 Wellington Close,
Twyford, Reading, RG10 0GL

£1,100,000

Wellington Close, Twyford

Wentworth Estate Agents have pleasure in offering to the market a FIVE BEDROOM DETACHED HOUSE with a DETACHED DOUBLE GARAGE and stunning views of countryside. The property is within a small development of houses close to Twyford centre and mainline train station.

Ground floor accommodation comprises of large entrance hall with solid oak flooring, cloakroom, living room. kitchen/dining room, utility, study and snug or dining room. Further benefits include underfloor heating to the ground floor.

First floor accommodation comprises of master bedroom, with fitted wardrobes and fully tiled shower ensuite, bedroom 2 is a double with fitted wardrobes and fully tiled shower ensuite. A further three double bedrooms and fully tiled family bathroom.

Further Benefits include DOUBLE GARAGE with electric garage door remote control operation, LARGE GARDEN, fitted intruder ALARM SYSTEM, UPVC Windows, Feature WOOD BURNING STOVE, UNDERFLOOR HEATING and BLOCK PAVED DRIVEWAY.

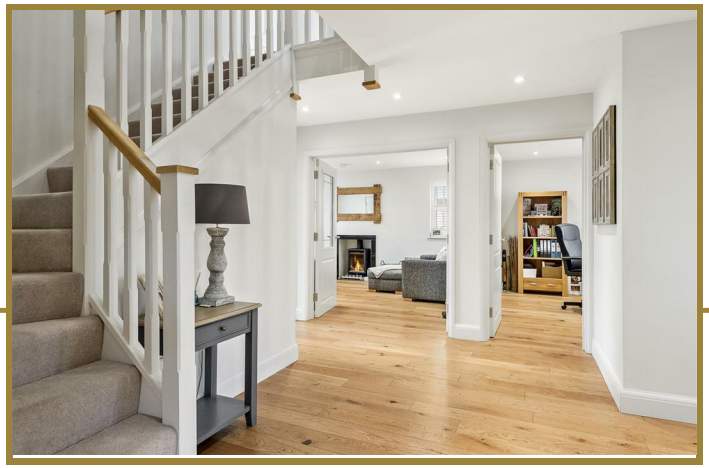
Cross-rail arrives with the opening of the Elizabeth line offering fast trains into the City and Wellington Meadows is only 500m from Twyford Station.

The M4 is simply reached via the A329M at Junction 10 or via the A4 to Junction 8/9 Maidenhead.

Twyford has much to offer with a Waitrose supermarket, Tesco Express and numerous shops, restaurants, pubs and cafes.

Within school catchment is Polehampton and Colleton Junior Schools, Secondary Schools include The Piggott with many private schools also within easy reach including Reading Blue Coat School in Sonning.

NO ONWARD CHAIN



Entrance Hall
A lovely large welcoming entrance hall with oak flooring and the benefit of under floor heating.

Kitchen / Dining room
A light stunning room with views of the countryside. Tiled floor, with bi fold doors onto the garden and decking area. The kitchen area has plenty of eye and base level units, integrated fridge/freezer, integrated dishwasher, double oven, 5 ring gas hob, extractor fan with granite worktops.

Utilty room
Located off the kitchen, with further eye and base level units, space for the washing machine and dryer and a further sink. A door to access the side of the house and garden.

Living rom
Off the entrance hall, double doors leading into the light living room, with dual aspect windows, a log burning stove, oak flooring and underfloor heating.

Study
Access from the hallway, at the front of the property with plenty of space for two desks, oak flooring and under floor heating.

Dining room or snug
At the front of the property, accessed from the hallway with oakflooring and underfloor heating.

Cloakroom
A good size, tiled floor and under floor heating, WC and wash hand basin.

Master bedroom with ensuite
A good size double bedroom with fitted wardrobes at the rear of the property looking onto countryside views and a fully tiled shower ensuite with wash hand basin and storage under, corner shower and WC.

Bedroom 2 with ensuite
At the rear of the property, a double bedroom with fitted wardrobes and fully tiled ensuite with WC, wash hand basin with storage under, towel rail and shower.

Bedroom 3
At the rear of the property, a double bedroom looking onto the countryside views.

Bedroom 4
At the rear of the property, a double bedroom with fitted wardrobes

Bedroom 5
At the front of the property a smaller double with fitted wardrobes

Family Bathroom
A fully tiled bathroom, with bath and shower over, wash hand basin with storage drawer and WC.

The Old Butchers, 15 High Street, Twyford, Berkshire, RG10 9AB
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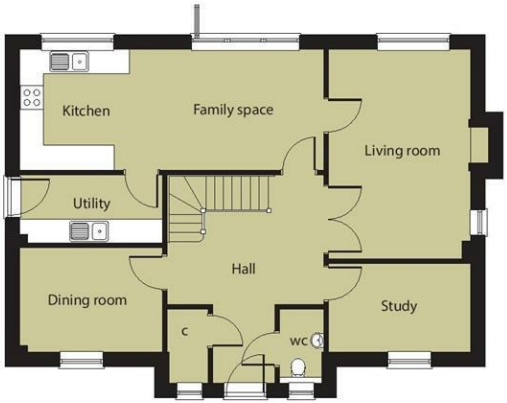
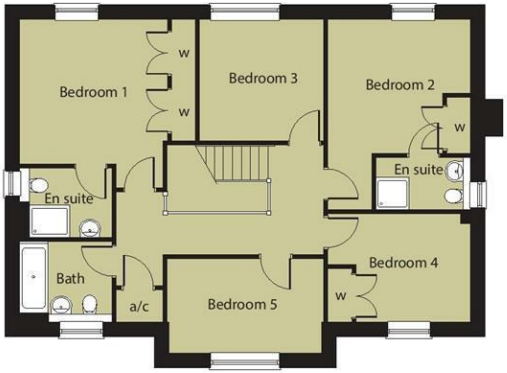
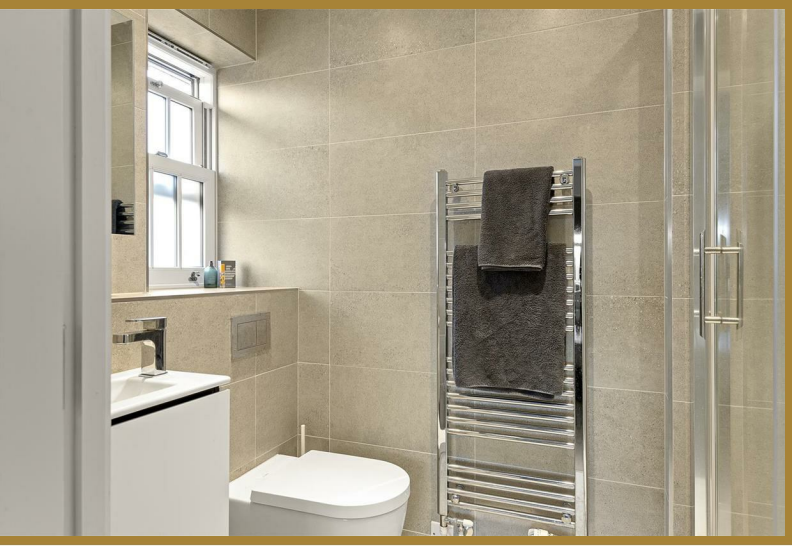




The Estate Agent People Recommend



IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.