

The Estate Agent People Recommend



11 Highfield Court Waltham Road,
Twyford
RG10 0AA

£289,950



Welcome to this charming property located on Waltham Road in the sought after village of Twyford. This delightful ground floor apartment boasts 2 bedrooms, shower room, spacious living room with access to the gardens and kitchen big enough to house a small table.

Situated in the heart of Twyford, this property offers the best of both worlds - a tranquil residential area with easy access to local amenities. The village itself is known for its friendly community, excellent schools, making it an ideal location for families or professionals alike.

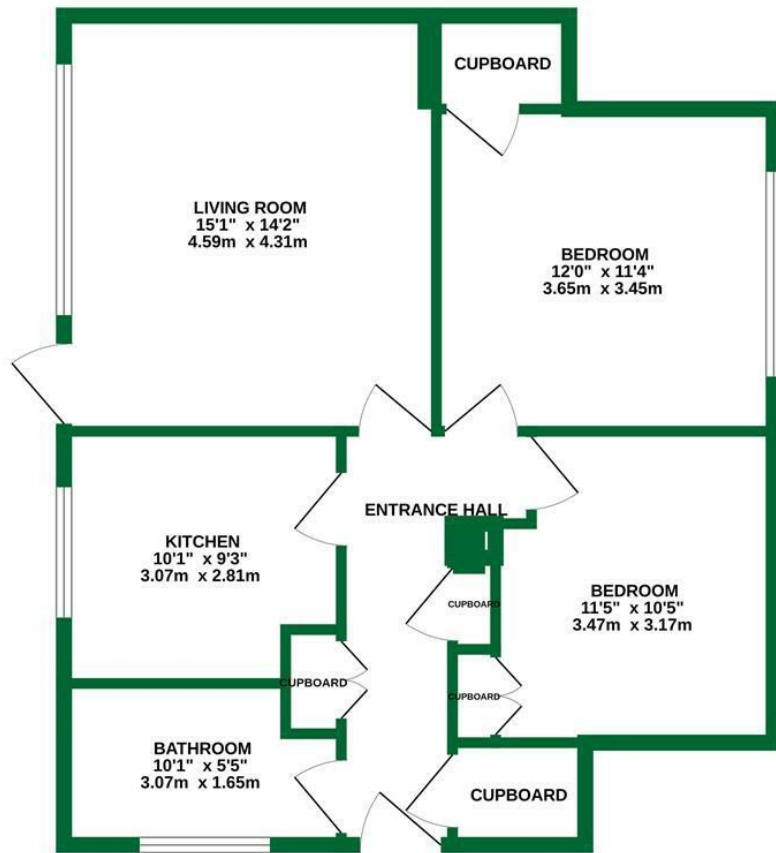
The interior of this property is sure to impress with its well-proportioned rooms and modern decor. The bedrooms provide a peaceful retreat, while the living area is perfect for relaxing or entertaining guests. The kitchen is well equipped, making meal preparation a breeze.

Additionally, the apartment benefits from being in close proximity to transport links, including Twyford train station, which offers direct services to London, Reading and the Elizabeth Line. For those who enjoy the outdoors, the property is surrounded by beautiful green spaces and scenic walking trails.

Don't miss out on the opportunity to make this lovely property your new home. Contact us today to arrange a viewing and experience the charm of Highfield Court for yourself.

EPC rating C
Council tax band = C
Leasehold 935 years remaining
Annual service and ground rent charge £1936.00

GROUND FLOOR
732 sq.ft. (68.0 sq.m.) approx.

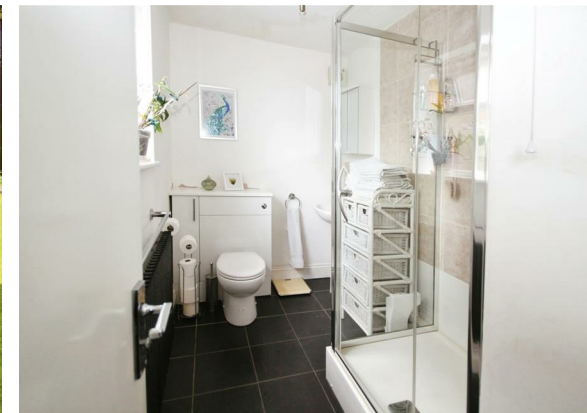


TOTAL FLOOR AREA: 732 sq.ft. (68.0 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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ACCOMMODATION

- TWO BEDROOM GROUND FLOOR APARTMENT
- SPACIOUS LIVING ROOM WITH DOOR TO GARDENS
- GAS CENTRAL HEATING AND DOUBLE GLAZING
- RESIDENTS PARKING
- SHORT WALK TO MAINLINE STATION
- VILLAGE CENTRE WALKING DISTANCE
- VARIETY OF SHOPS, PUBS AND RESTAURANTS



The Old Butchers, 15 High Street, Twyford, Berkshire, RG10 9AB
t: 0118 934 0027 e: twyford@wentworthea.com

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.

