The Estate Agent People Recommend

WentWorth
Estate Agents

166 London Road,
Ruscombe
RG10 9HJ

**Price guide £499,999**

WentWorth Estate Agents have the pleasure in offering to the market this THREE BEDROOM SEMI DETACHED CHALET BUNGALOW WITH DETACHED GARAGE looking out onto scenic views.

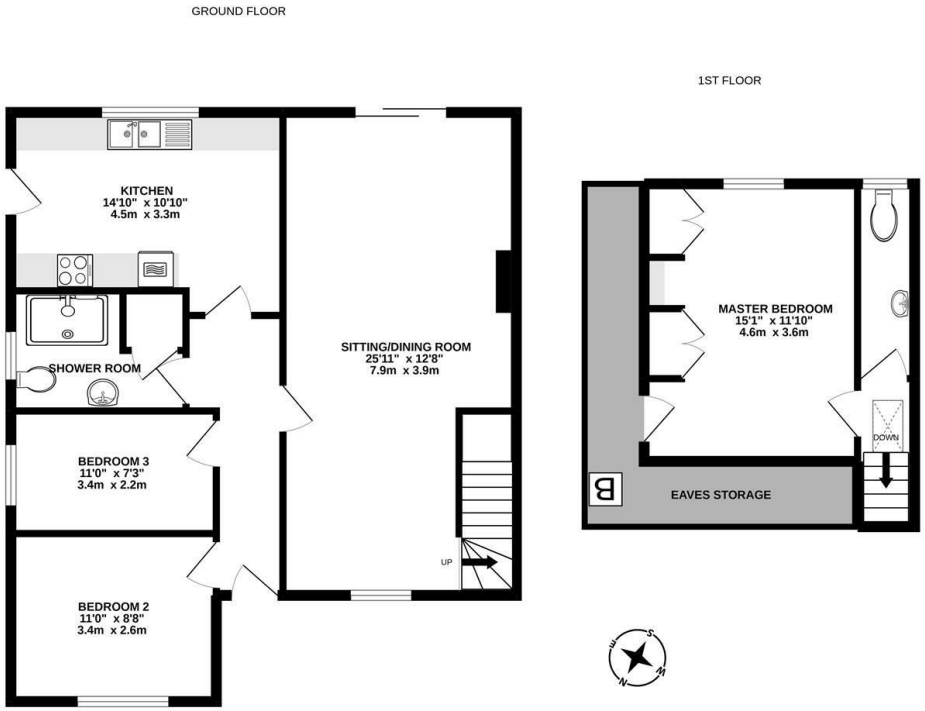
Within walking distance to Twyford village offering shops, pharmacy, coffee shops, restaurants, pubs, Tesco Express and Waitrose. Twyford mainline station is one mile away serving London Paddington and Reading.

Ground floor accommodation comprises of entrance hall, two bedrooms, bathroom with walk in shower, WC and wash hand basin with storage under, kitchen overlooking the garden with eye and base level units, oven, grill and hob. Large 25ft living / dining room with gas fire place and sliding doors into the garden.

First floor accommodation comprises of master bedroom with fitted wardrobes and separate WC with wash hand basin. The bedroom also benefits with access to eaves storage.

Further benefits include gas central heating, double glazed windows, blocked paved driveway with ample parking, front garden and private rockery garden at the rear and garage. NO ONWARD CHAIN

EPC - D
COUNCIL TAX BAND D
FREEHOLD




TOTAL FLOOR AREA : 1001sq.ft. (93.0 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

- THREE BEDROOM CHALET BUNGALOW
- LARGE 25FT LIVING / DINING ROOM
- FRONT GARDEN
- REAR ROCKERY GARDEN
- DETACHED GARAGE
- AMPLE PARKING
- WALKING DISTANCE TO TWYFORD AND MAINLINE STATION
- COUNTRYSIDE WALKS NEARBY

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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.