



HILLIER & WILSON

Cheviot Close
Newbury

Cheviot Close Newbury Berkshire RG14 6SQ

A four bedroom detached family house located in the popular Wash Common area of South Newbury, within the catchment of both the highly regarded Falkland primary and Park House secondary schools. The property benefits from spacious accommodation, uPVC double glazing, gas central heating, garage and driveway parking. The ground floor comprises porch, entrance hall, cloakroom, large sitting room, dining room with French doors onto the garden, kitchen/breakfast room and utility. Upstairs there are four double bedrooms and a family bathroom. Externally to the front of the house there is a front lawn bordered by plants and shrubs, an integral garage and block-paved driveway, providing ample off road parking. To the rear of the house is an enclosed garden with two patio areas and lawn with flower bed borders. Cheviot Close is conveniently located for all the local amenities of Wash Common, including doctor's surgery, dentist, convenience stores and public houses, whilst Newbury town centre is just a short drive away.

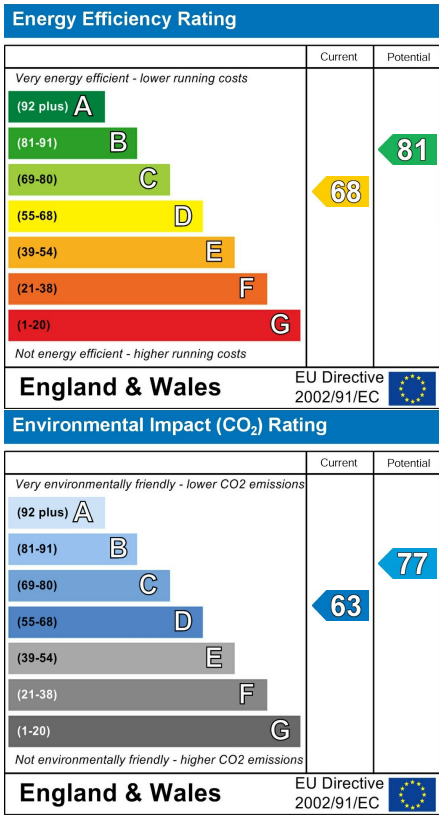
Services:
Mains services are connected.

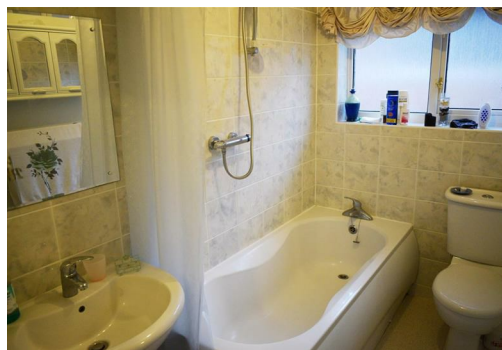
EPC: D
Full results of Energy Performance Certificate can be sent on request.

Council Tax:
Band E

Viewing:
Strictly by confirmed appointment with **Hillier & Wilson**
01635 522044

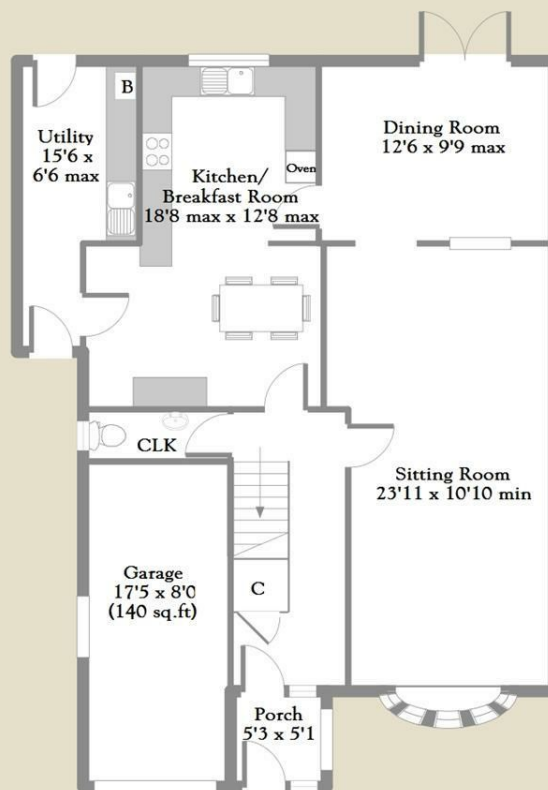
Directions
From our offices proceed south out of the town and at the St Johns roundabout turn right onto Andover Road. Proceed up the Andover Road for approx. one mile and at the junction with the two mini roundabouts turn left continuing on the Andover Road for approximately half a mile, take the seventh turning on the right onto Conifer Crest, take the next right onto Normay Rise and first right onto Glendale Avenue, Cheviot Close is the next turning on the left the property can then be found on the right hand side at the end of the close.





Bartholomew House, 64 Bartholomew Street, Newbury, Berkshire, RG14 7BE
Tel: 01635 522044

Hillier & Wilson wish to inform prospective purchasers that we have listed the details of this property as a general guide and in good faith. We have not carried out a detailed survey nor tested the services, appliances or specific fittings. Any reference to alterations does not mean that any planning permission, building regulation or other consent has been obtained. Investigations must be made by buyer's solicitor. Room sizes should not be relied upon for carpets and furnishings. Fixtures & fittings are excluded from the property unless stated in the sales particulars.

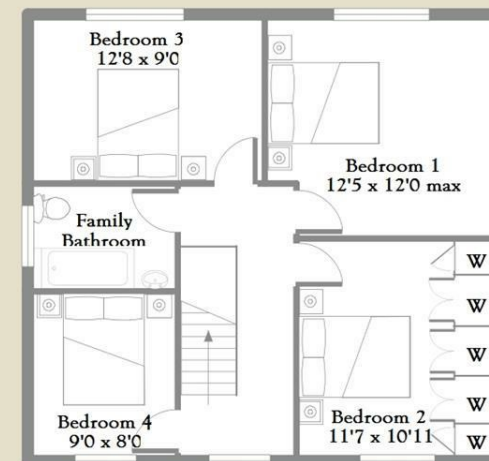


Ground Floor

APPROX GROSS INTERNAL FLOOR AREA INCLUSIVE OF GARAGE: 1644 sq.ft

For illustrative purposes only, not to scale.
This plan has been created using drawings and measurements obtained by Hillier and Wilson and the accuracy of information cannot be guaranteed by The Floor Plan People

Cheviot Close, Newbury



First Floor

