

HILLIER & WILSON

Mount Croft
Newtown Road
South Newbury

Tel: 01635 522044

Guide Price £695,000

Mount Croft Newtown Road Newbury Berkshire RG14 7DA

A beautifully presented four/five bedroom family home boasting a wealth of character throughout, located in a sought after area of south Newbury. The property was built in 1860 and has been sympathetically modernised throughout whilst maintaining many original features such as shutters, picture and dado rails, doors and stripped timber floorboards; other benefits include majority uPVC double glazing, gas central heating, large cellar and garage. The accommodation comprises porch, entrance hall, drawing room with open fire, family room, hand built kitchen with granite work surfaces, dining room with log burner, office/studio space and a shower room; whilst upstairs there are three double bedrooms, an office/bedroom/studio, a further bedroom, a large family shower/bathroom and a W.C. Externally, there is a stunning enclosed garden which is mainly laid to lawn, surrounded by mature plants and hedges, a patio seating area and a garage located at the rear of the garden; whilst to the front of the property there is off road parking via driveway. Newtown Road is very conveniently located just a short walk from Newbury town centre and mainline railway station which provides regular direct links to London Paddington taking less than an hour. COMPLETE ONWARD CHAIN

Services:

Mains services are connected.

EPC: Rating D

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

Council Tax:

Band E

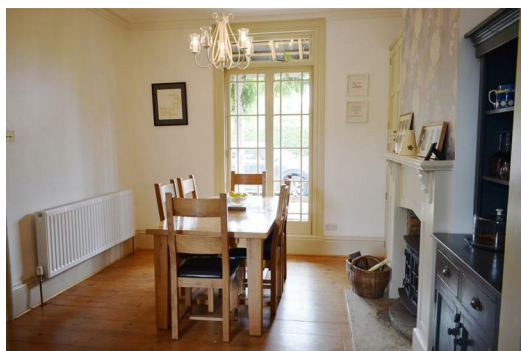
Viewing:

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

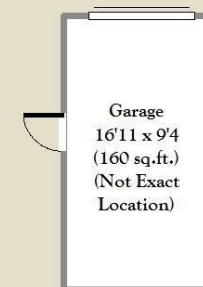
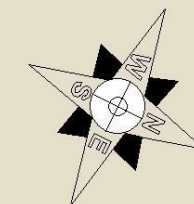
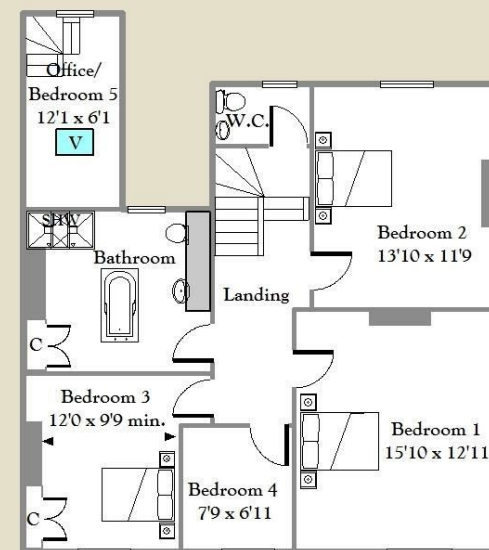
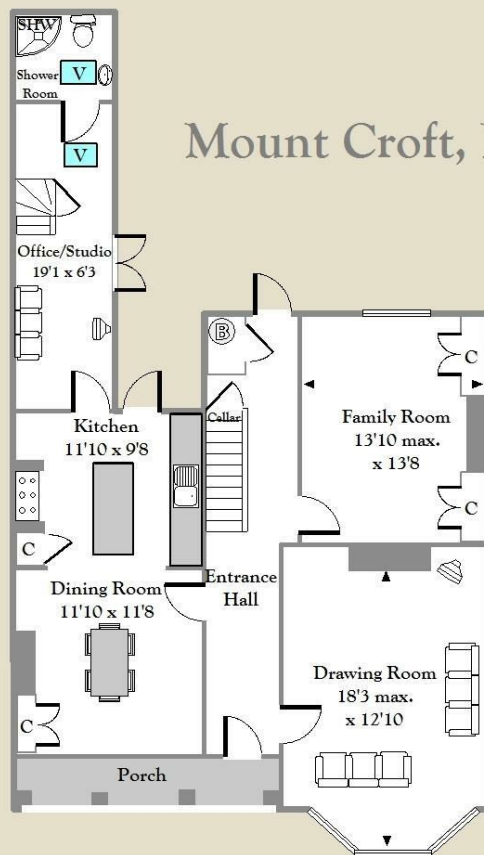
Directions

From our office proceed straight to the St. Johns roundabout, take the second exit onto Newtown Road and the property is on the right.





Mount Croft, Newtown Road, South Newbury



APPROX. GROSS INTERNAL FLOOR AREA: 1839 sq ft (Excluding Garage)
For identification only - Not to scale - Hillier & Wilson LTD.

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.

