HILLIER & WILSON



Oaken Grove, Newbury, RG14 6DX

Oaken Grove, Newbury

An immaculately presented three bedroom family home offering a stunning, open-plan living space that is ideal for modern living and located within a popular residential area of South Newbury that falls within the catchment areas of the highly regarded schools, John Rankin and St Bart's. The property has been completely renovated throughout to a high specification and benefits from gas central heating, uPVC double glazing, off-road parking, part garage and underfloor heating. The ground floor comprises entrance hall, sitting room, utility room, boot room with access through to the part garage, cloakroom and a stunning open-plan kitchen/breakfast with skylight. Upstairs, there is a principal bedroom with en-suite shower room, two further bedrooms and a family bathroom. Externally, there is a landscaped rear garden that is ideal for entertaining guests with a patio, lawn and gravel seating area. To the front of the property there is off-road parking via a gravel driveway. Oaken Grove is ideally located a short distance from Newbury town centre and mainline railway station which provides regular, direct, links to London Paddington taking less than an hour.









- IMMACULATELY PRESENTED THREE BEDROOM FAMILY HOME
- BEAUTIFULLY EXTENDED TO THE REAR
- MODERN OPEN-PLAN KITCHEN/BREAKFAST ROOM
- IDEAL GARDEN FOR ENTERTAINING IN
- POPULAR RESIDENTIAL AREA OF SOUTH NEWBURY
- JOHN RANKIN AND ST BART's SCHOOL CATCHMENT

Services: Mains services are connected

EPC Rating: C
Full results can be sent on request

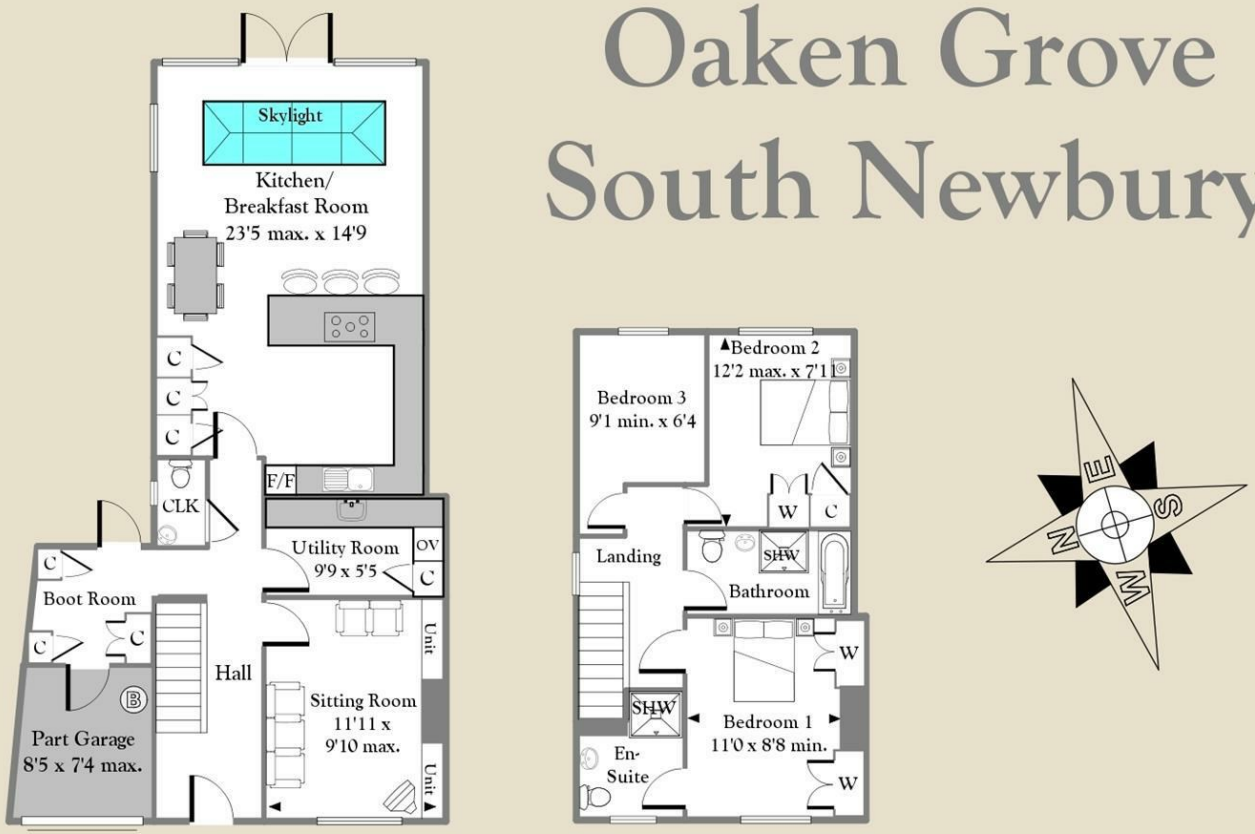
Council Tax Band: D







Oaken Grove
South Newbury



APPROX. GROSS INTERNAL FLOOR AREA 1149 sq.ft (107 sq.m.) (Including Part Garage)
For Identification Only - Not to Scale
Hillier & Wilson LTD

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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.

