

HILLIER & WILSON



Breachfield, Burghclere

Breachfield Burghclere

A beautifully presented three bedroom semi-detached family home located in the sought after village of Burghclere. The property boasts a generous sized plot and offers potential to extend (subject to usual consents), whilst other benefits include oil fired central heating, majority double glazing and ample off road parking. The accommodation comprises porch, entrance hall, cloakroom, sitting room kitchen/breakfast room leading through to dining room and a rear porch/utility area. Upstairs, there are three bedrooms (one of which has built-in wardrobe) and a modern family bathroom. Externally, there is a good sized garden which is mainly laid to lawn with two patio seating areas and a stoned garden with storage shed. To the front, there is ample off road parking via driveway. Burghclere is a picturesque village with a variety of footpaths offering stunning rural walks at all times of the year. The market town of Newbury just a few miles away and has a mainline railway station providing regular direct links to London Paddington taking less than an hour.





- THREE BEDROOM FAMILY HOME
- BEAUTIFULLY PRESENTED
- GENEROUS SIZED PLOT
- SOUGHT AFTER VILLAGE LOCATION
- AMPLE OFF ROAD PARKING
- OIL FIRED CENTRAL HEATING

Services:
Mains services are connected

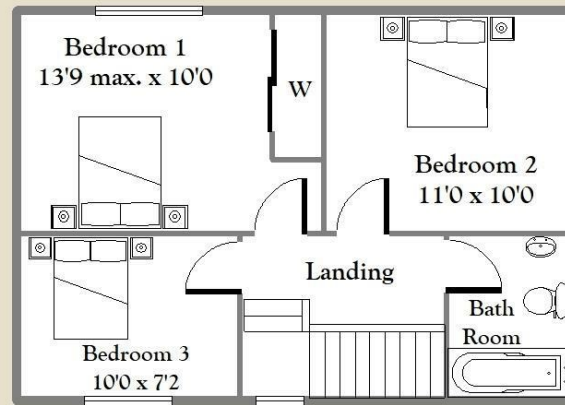
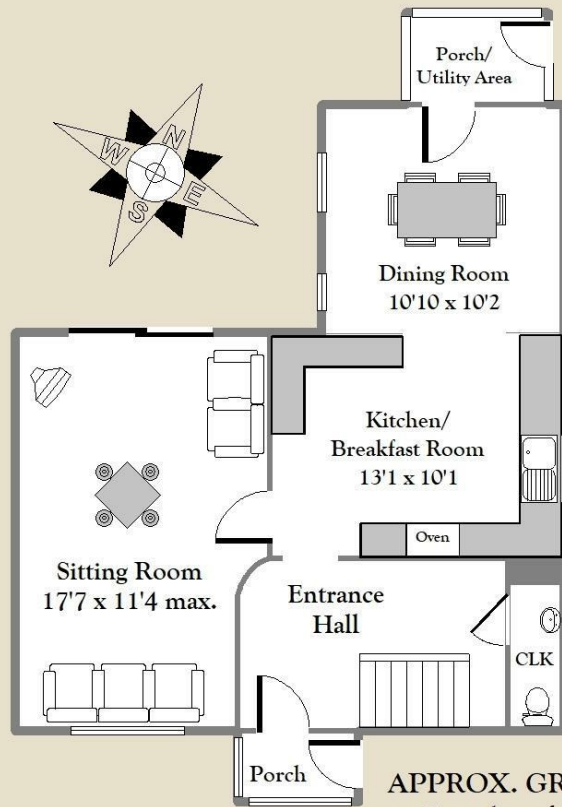
EPC: Rating D
Full results can be
sent on request

Council Tax:
Band C

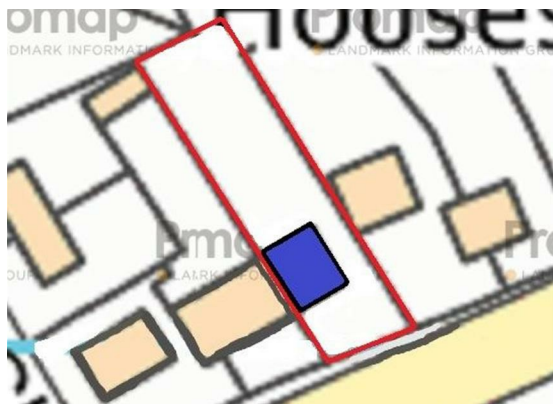


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APPROX. GROSS INTERNAL FLOOR AREA 1035 sq.ft (96 sq.m)
For identification only - Not to scale - Hillier & Wilson LTD



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.

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