

# HILLIER & WILSON



Buckingham Road, Newbury, RG14 6DJ

## Buckingham Road, Newbury

A rare opportunity to acquire a 1920's, six bedroom detached family home on one of Newbury's most sought-after residential roads. The accommodation is arranged over three floors measuring 3458 sq.ft in size and also boasts a plot that is  $\frac{3}{4}$  of an acre, whilst other benefits include gas central heating, uPVC double glazing, ample off road parking, workshop and two garages. The ground floor accommodation comprises entrance hall, kitchen/breakfast room, utility room, dining room, home office, cloakroom, a large inner hall, garden room and drawing room. The first floor comprises principal bedroom with en-suite shower room, three further bedrooms (all with hand wash basin), cloakroom and family bathroom; whilst on the top floor, there is a landing with door through to a store room, two double bedrooms (one of which has a large built-in storage facility). Externally there is a stunning, private and enclosed south-westerly facing rear garden which extends around to the left and is mainly laid to lawn with mature tree/hedge borders, flower beds, a vegetable patch and a patio area; whilst to the front, there is ample off road parking via stoned driveway. Buckingham Road is ideally located within a pleasant walk of Newbury town centre and mainline railway station which provides regular direct links to London, Paddington taking less than an hour. It also falls within the catchment area of the highly regarded John Rankin and St. Barts schools.





- SIX BEDROOM DETACHED FAMILY HOME
  - RARE OPPORTUNITY
- PLOT MEASURING 3/4 ACRE IN SIZE
- LOCATED IN ONE OF NEWBURY'S MOST PRESTIGIOUS ROADS
- ACCOMODATION MEASURING 3458 SQ.FT. IN SIZE
- TWO GARAGES AND AMPLE OFF ROAD PARKING

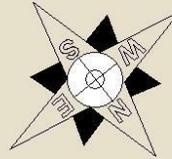
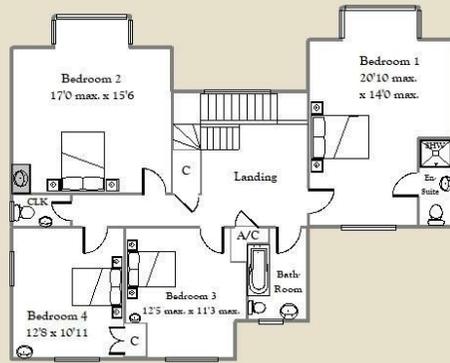
Services:  
Mains services are connected

EPC: Rating C  
Full results can be  
sent on request

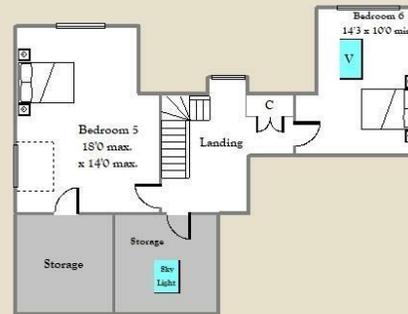
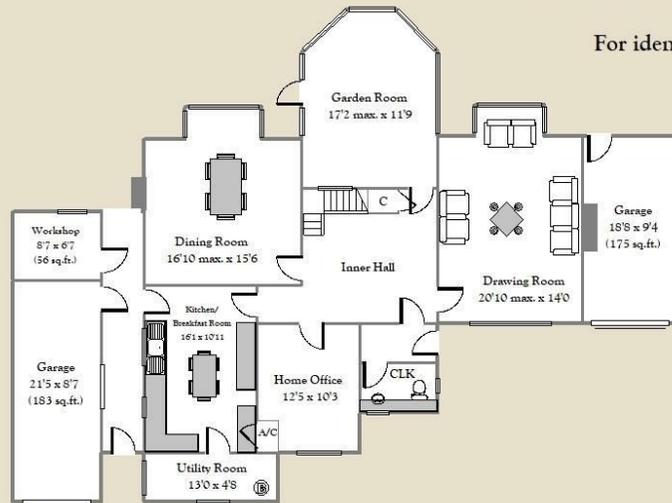
Council Tax:  
Band G



# Buckingham Road South Newbury



APPROX. GROSS INTERNAL FLOOR AREA 3458 sq.ft. (321 sq.m)  
(Including work shop & garages)  
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.