

HILLIER & WILSON



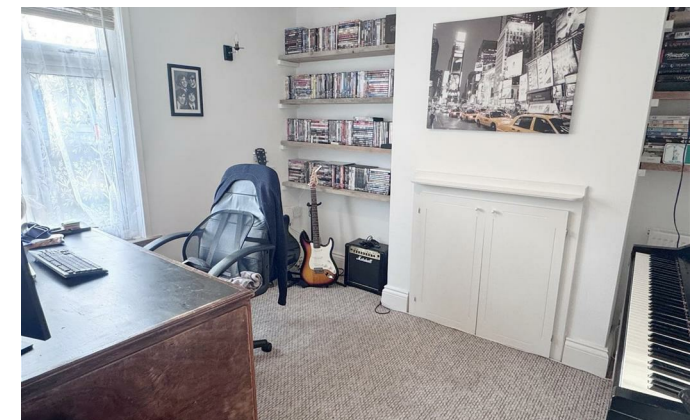
Newtown Road, Newbury, RG14 7BY

Newtown Road, Newbury

A beautifully extended three bedroom Georgian end terrace property that combines period features with modern comforts into a charming family home

located on a prestigious residential road. The property benefits from off road parking, uPVC double glazing, gas central heating and log burner. The ground floor comprises of an entrance hall, cozy sitting room, study, family room, utility room with W.C. and a stunning kitchen/breakfast room.

The first floor is well proportioned with a large principal bedroom complete with bay window and built in wardrobes. There are a further two double bedrooms and a family bathroom. To the rear of the property is a well-kept garden measuring approximately 100 ft. in length that is primarily laid to lawn and a large patio area. Newtown Road is ideally situated on the south side of Newbury near to the town centre and mainline railway station, providing regular direct links to London Paddington. The property also falls within the catchment area of the highly regarded St Bartholomew's, St Nicholas' and St John's Schools.





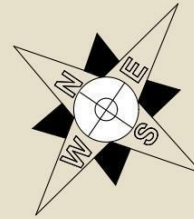
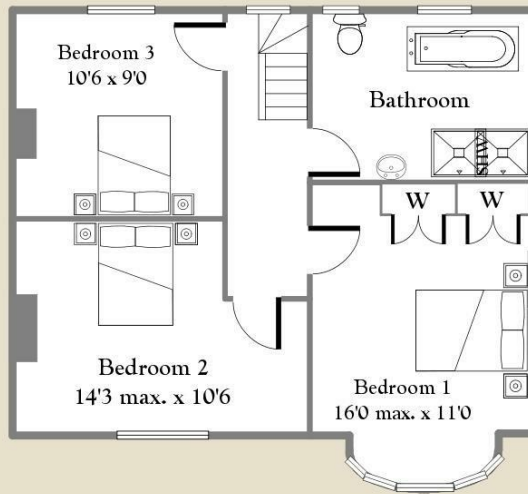
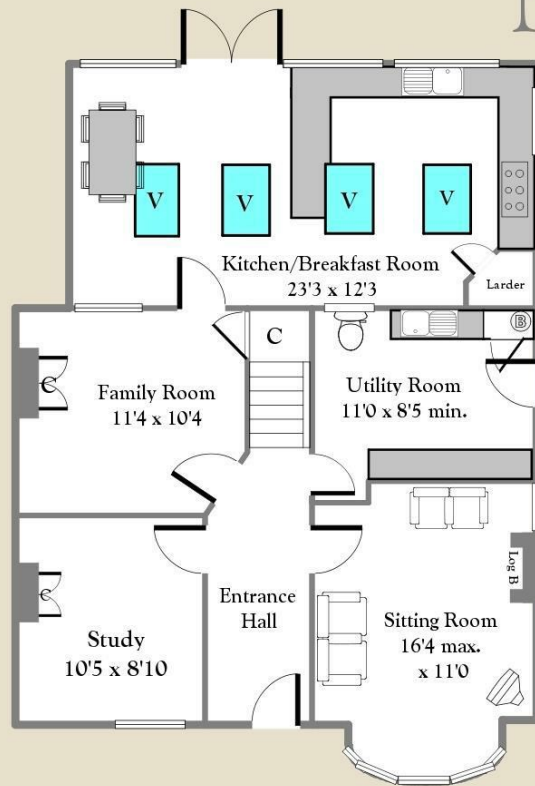
- A BEAUTIFULLY EXTENDED THREE BED GEORGIAN HOME
 - SPACIOUS LIVING ACCOMODATION
 - OFF ROAD PARKING
 - GENEROUS GARDEN MEASURING APPROXIMATELY 100 FT.
 - SOUGHT AFTER RESIDENTIAL AREA
 - ST BART'S, ST JOHN'S AND ST NIC'S SCHOOL CATCHMENT
- Services: Mains services are connected

EPC Rating: C
Full results can be
sent on request

Council Tax Band: D



Newtown Road Newbury



APPROX GROSS INTERNAL FLOOR AREA 1411 sq.ft. (131 sq.m) - For identification only - Not to scale
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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.

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