



15 Old College Road Newbury Berkshire RG14 1TB

15 Old College Road Newbury Berkshire RG14 1TB

Offers Over £450,000 Freehold

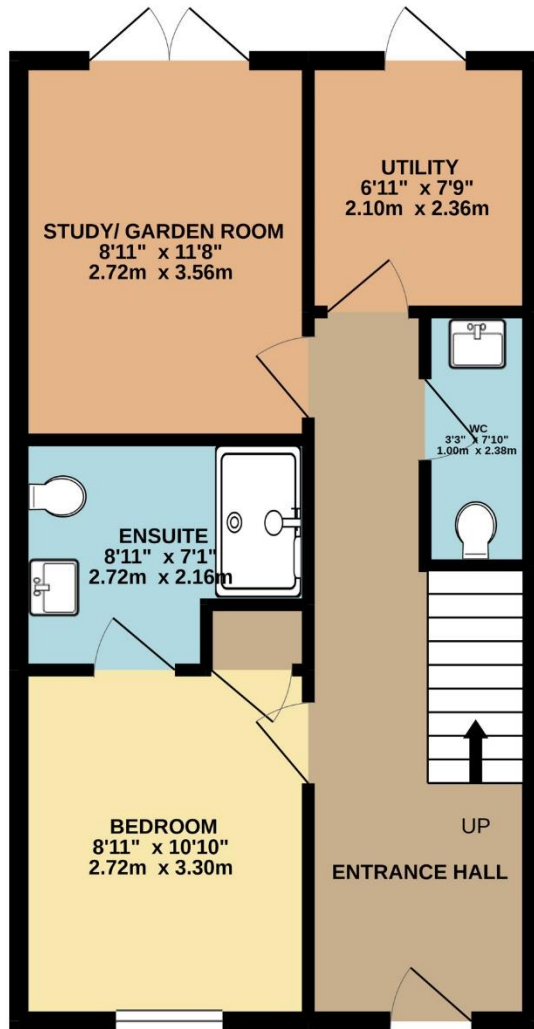
A rare opportunity to buy this very well presented three storey town house situated within this exclusive development on the doorstep of Newbury town centre. The current owners have replaced both the kitchen and bathroom and have redecorated throughout to a high standard. The property is spacious and light and comprises hallway, utility room, cloakroom, bedroom with en-suite shower room and study/garden room to the ground floor, living room with dining area and kitchen to the first floor and on the second floor is the master bedroom with en-suite shower, two further bedrooms and family bathroom. Outside there is a single garage The rear garden is also a particular feature of the property which is fully enclosed mainly laid to lawn and has numerous shrub borders with a beautiful established wisteria growing on one side. There is a paved patio area with pathway and gate to the Garage. pond. Viewing is Highly Recommended.

Early Viewing is Highly Recommended. Chain Complete.

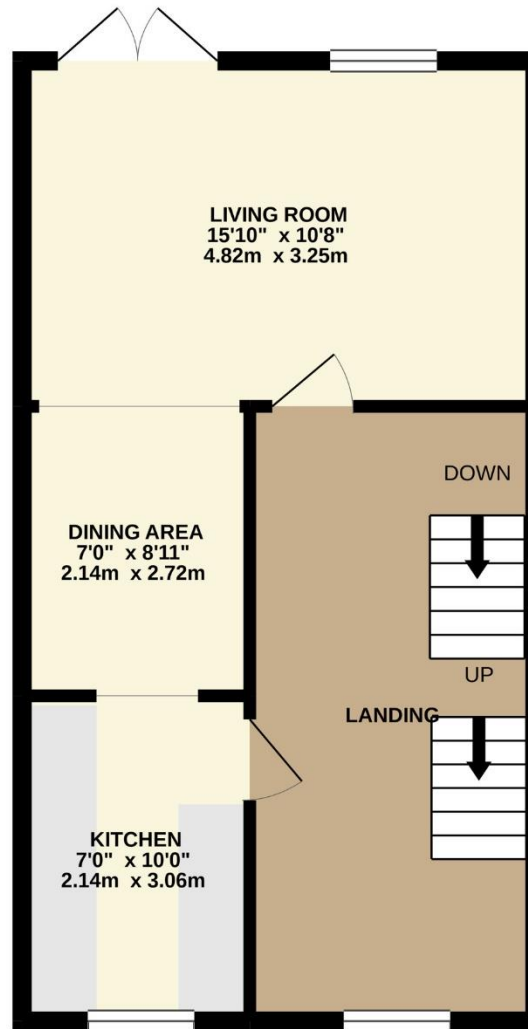
Directions: Leave Newbury town centre on the Oxford Road. Proceed past Waitrose on your left and continue straight over the roundabout with the A4 continuing on the Oxford Road. Old College Road will be found immediately on your right and the property will be found on the left hand side.



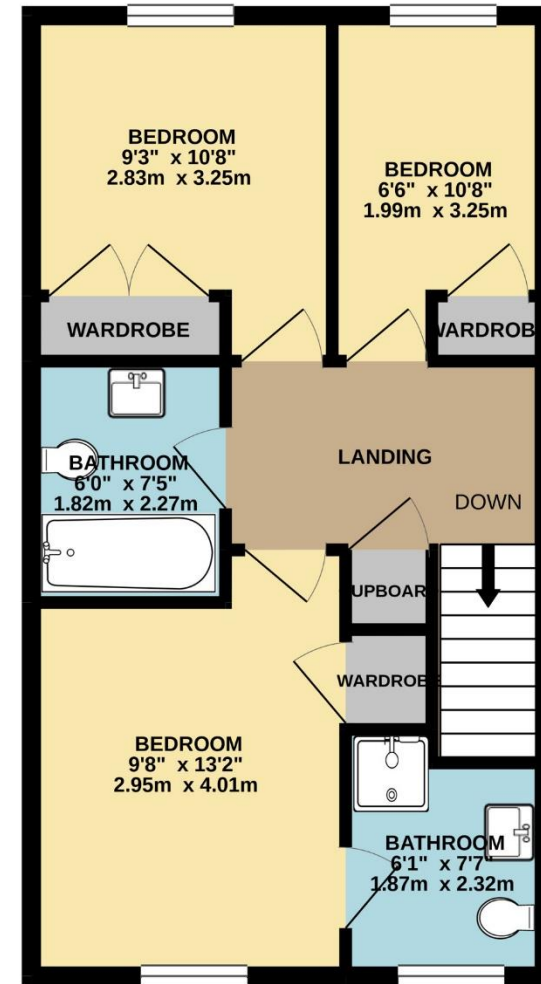
GROUND FLOOR
468 sq.ft. (43.5 sq.m.) approx.



FIRST FLOOR
468 sq.ft. (43.5 sq.m.) approx.



SECOND FLOOR
468 sq.ft. (43.5 sq.m.) approx.



TOTAL FLOOR AREA : 1405 sq.ft. (130.5 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix ©2021

Council Tax Band: F £2795.00 pa
Nearest Bus stop: A4 Bath Road 0.2 km
Nearest Train station: Newbury Racecourse 1.3 km

NOTE: Halletts Estate Agents have NOT tested any of the appliances, services, fixtures or fittings and cannot verify the working order of such. We therefore suggest that any prospective purchaser(s) test these for themselves and/or obtain written clarification from their solicitor/surveyor prior to signing any contract

