



18 GROVELANDS PARK, WINNERSH, WOKINGHAM, BERKSHIRE, RG41 5LD
£160,000

THIS EXTENDED, LIGHT AND AIRY TWO BEDROOM PARK HOME IS CONVENIENTLY SITUATED ON THE FAMILY AND PET FRIENDLY GROVELANDS PARK IN WINNERSH PROVIDING EASY ACCESS TO BOTH READING AND WOKINGHAM.

Winkworth

Wokingham | 01189 072777 | wokingham@winkworth.co.uk

for every step...

winkworth.co.uk



DESCRIPTION:

This extended, light and airy two bedroom park home is conveniently situated on the family and pet friendly Grovelands Park in Winnersh providing easy access to both Reading and Wokingham.

As you approach this lovely home and make your way to the front door you enter through a secure gate onto this larger than average plot. To the rear of the home is the master bedroom benefiting from a walk in wardrobe, shower and access to the private patio. As you make your way to the front of this spacious property you find the second bedroom which is currently being used a dining room, built in storage (which doubles up as a work space), a utility room, modern fitted kitchen that leads through to the immaculately presented living room. The family bathroom rounds off the living accommodation.

The whole property benefits from an abundance of light coming through the many windows, gas central heating and garden space.

AT A GLANCE

- No onwards chain
- Family Friendly Park
- Pets Allowed
- Extended 2 Bedroom Park Home
- Close to Amenities and Train Station
- Mains Gas, electric, water and sewage
- Gas central heating
- Mobile Coverage for EE, Vodafone & O2
- Ultrafast Broadband 1000 Mbps





Grovelands Park



Approximate Gross Internal Area
64.1 sq m / 690 sq ft



Ground Floor

Illustration for identification purposes only, measurements are approximate, not to scale. FloorplansUsketch.com © 2017 (ID1117898)

This floorplan is for illustration purposes only and is not to scale. The position and size of doors, windows, appliances and other features are approximate.

Wokingham | 01189 072777 | wokingham@winkworth.co.uk



winkworth.co.uk

for every step...

Winkworth wishes to inform prospective buyers and tenants that these particulars are a guide and act as information only. All our details are given in good faith and believed to be correct at the time of printing but they don't form part of an offer or contract. No Winkworth employee has authority to make or give any representation or warranty in relation to this property. All fixtures and fittings, whether fitted or not are deemed removable by the vendor unless stated otherwise and room sizes are measured between internal wall surfaces, including furnishings.

We are required by law to conduct anti-money laundering checks on all those buying a property. Whilst we retain responsibility for ensuring checks and any ongoing monitoring are carried out correctly, the initial checks are carried out on our behalf by Landmark who will contact you once you have had an offer accepted on a property you wish to buy. The cost of these checks is £15 (plus VAT) per person and this will need to be paid by you in advance of us issuing a memorandum of sale, directly to Landmark, and is non-refundable.