



43 WENDAN ROAD,

NEWBURY, RG14 7AJ

****NO ONWARD CHAIN**** A fantastic five bedroom semi-detached home situated within St. Barts catchment, offering a south-west facing garden, garage and study.

As you enter the home you have a boot room leading onto an open entry hallway. The 25ft living room has great views of the rear garden and flows into the conservatory. The kitchen is generous in size and offers a separate dining space, which is next to the downstairs wet room. You have a separate utility space, with access to the garden and garage.

Upstairs there are five great sized bedrooms. Bedrooms two and four offer brilliant built in storage. The master bedroom is of a fantastic size, offering more built in storage and a recently done wet room. There is also a study upstairs. The family bathroom has a shower over the bath and a separate W/C.

To the front of the property is a large garden, laid to lawn and ample parking leading up to the garage. The private, rear garden offers brilliant outdoor space, mainly laid to lawn and wrapping around the side of the house.

There are no known mobile coverage issues and there is Ultra-Fast Broadband available in the area.



Winkworth

AT A GLANCE

- 215.8m² / 2324ft
- Living room
- Conservatory
- Kitchen
- Dining Room
- Wet Room
- Utility
- Garage
- Four Double Bedrooms
- One Single Bedroom
- Family Bathroom
- W/C
- Study
- Ensuite in Master
- South-West Facing Garden

UTILITIES

Mains Electricity
Gas fired central heating
Mains water and drainage
EPC F
West Berkshire Council Tax Band E

SITUATION

The property is located within a quiet street, less than a mile to the train station and Newbury Centre. Newbury offers comprehensive shopping schooling and leisure facilities and a main line railway station to London Paddington.

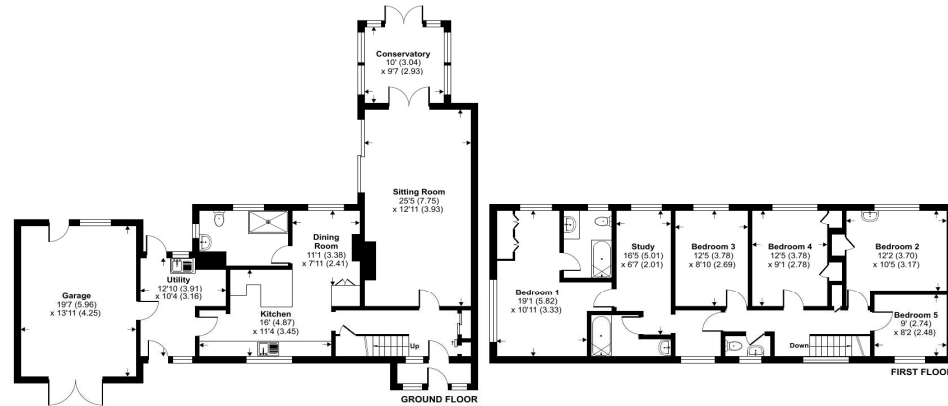
DIRECTIONS

What3words///legs.rushed.vibrates



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Approximate Area = 2046 sq ft / 190 sq m
Garage = 278 sq ft / 25.8 sq m
Total = 2324 sq ft / 215.8 sq m
For identification only - Not to scale



 Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS Residential). ©nickrecom 2024. Produced for Winkworth. REF: 1125035 



Newbury Office

43 Northbrook Street, Newbury, Berkshire RG14 1DT
01635 552552 | newbury@winkworth.co.uk

winkworth.co.uk/newbury

Winkworth

See things differently.