



Maynards Wood Chineham Basingstoke RG24 8DP

Winkworth



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Accommodation

Entrance hall
Cloakroom
Living room
Kitchen/dining room
Utility room
Study
Conservatory
Four bedrooms
En-suite shower room
Family bathroom
Garage
South-west facing rear garden

Description

This is a home full of quality with spacious accommodation and a flexible layout on the ground floor allowing for sociable open plan living.

It is set in a small cul-de-sac off the sought after Reading Road in Chineham, which continues to attract families as it offers schools and local amenities within walking distance. It is also handy for the M3 & M4 motorways as well as Basingstoke town centre and railway station, with its fast service into London Waterloo (approximately 45 minutes).



The house has a wide central hallway with slate tiled flooring that extends throughout the ground floor (except the living room) enhancing the sense of flow to the living space.

Glazed double doors lead into the kitchen/dining room, which is fitted with white high gloss finish storage and display units, complemented by polished granite worksurfaces with an inset five-ring gas hob and double bowl sink unit plus integrated appliances including an oven and grill, full length fridge, under counter freezer, dishwasher and wine cooler. There is a breakfast bar at one end and still plenty of space left for a large dining table.

Off to one side is the study (currently used as a snug). Glazed folding doors open into the large heated conservatory, which acts as a relaxing garden/sitting room.

To the front is the living room that has a deep square bay window and an attractive

fireplace housing a real flame gas fire.

Completing the ground floor is a utility room off the kitchen and the downstairs loo.

Heading upstairs, there are four bedrooms – the largest being to the front and having lots of wardrobe space and a stylish refitted en-suite shower room. The other bedrooms are decent sized rooms and have built-in wardrobes.

The family bathroom has a bath with a shower and screen over and twin wash basins set onto a four drawer vanity unit.

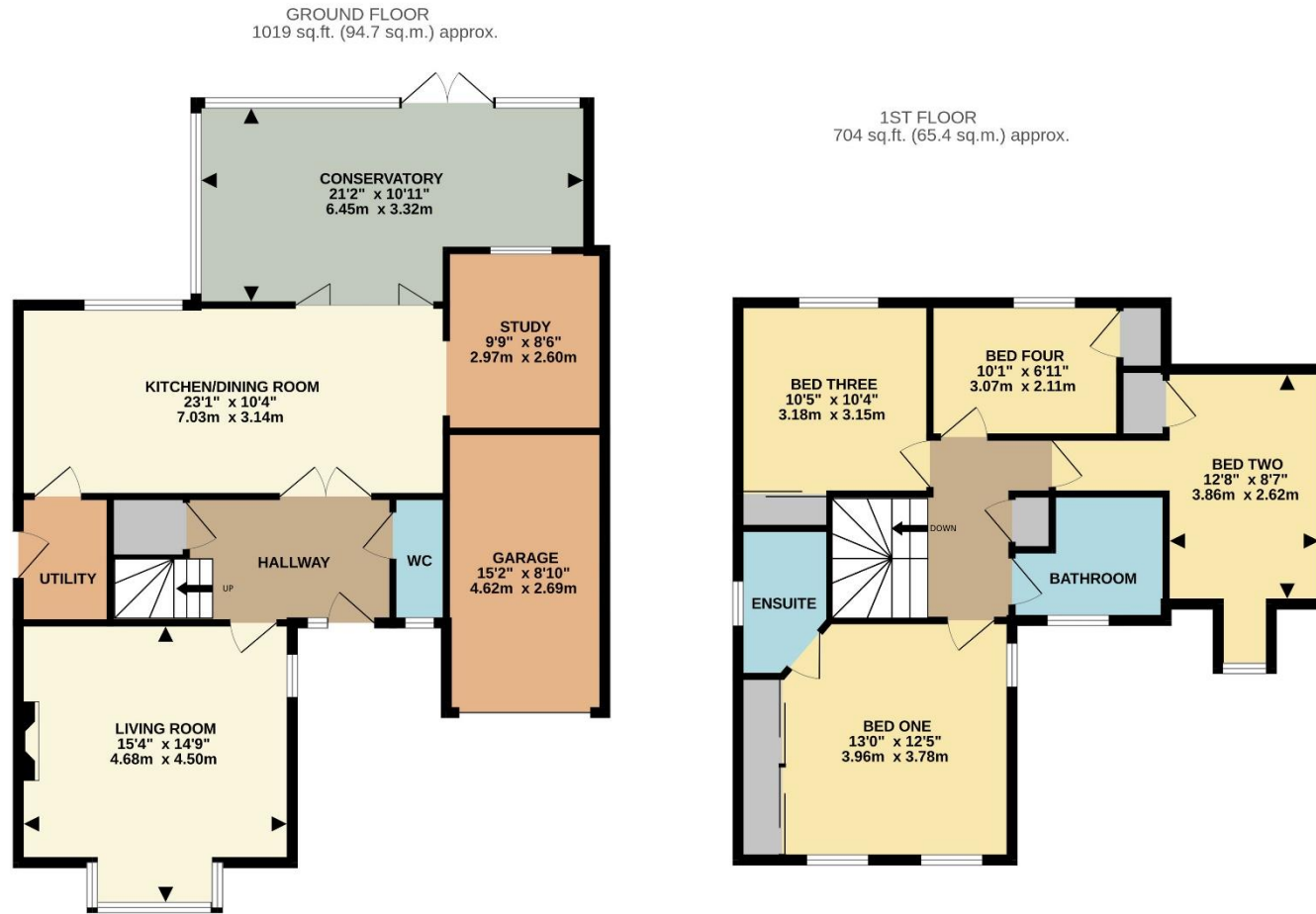
Moving outside, there is a single garage with a double width driveway to the front.

The rear garden offers a great deal of privacy and is south-west facing. It has a block paved terrace for outside dining with a sunken level for lounging. Beyond this is a large lawn with mature hedge and shrub borders.



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TOTAL FLOOR AREA : 1723 sq.ft. (160.0 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.
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Basingstoke Office

10B Church Street, Basingstoke, Hampshire, RG21 7QE

01256 811730 | basingstoke@winkworth.co.uk

winkworth.co.uk/Basingstoke



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