



Village Properties

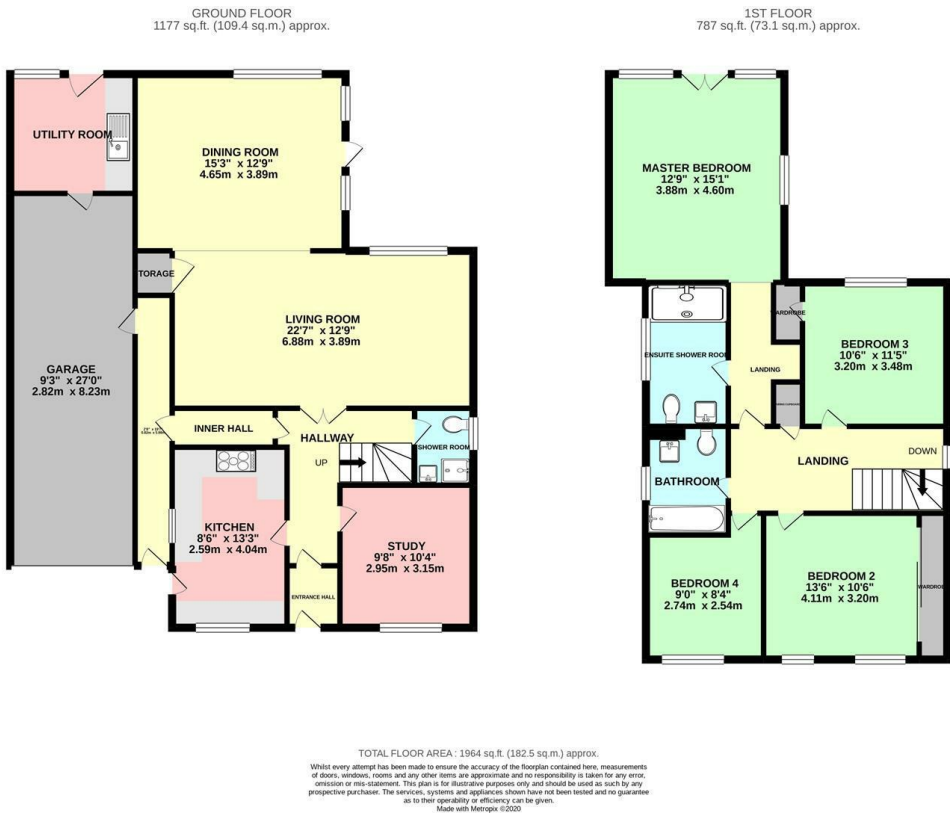
30 The Birchwoods
Tilehurst, RG31 5UH

£675,000 Freehold



VillageProperties.co.uk

30 The Birchwoods



DESCRIPTION:

VP - Presented to the market is this attractive detached house situated in one of Tilehurst's premier locations, nestled in a cul de sac off Little Heath Road. The property is within easy reach of the village centre and Tilehurst train station (direct to London Paddington) plus walking distance of Sulham woods, Hall Place Equestrian Centre and the much sought after Birch Copse and Little Heath schools.

The accommodation consists of entrance hall, refitted kitchen with built in oven and hob, study, downstairs shower room, inner hallway to garage and utility room, a breathtaking open plan living/dining area with French doors to garden. On the first floor you'll find a family bathroom, 4 large bedrooms including a stunning master bedroom with Juliet balcony and en suite shower room. Other benefits include landscaped and well manicured front and rear gardens, brick paviour driveway and side access.

SUMMARY OF ACCOMMODATION:

- SOUGHT AFTER LOCATION
- EXTENDED
- 4 BEDROOMS
- LANDSCAPED GARDENS
- POPULAR SCHOOL CATCHMENTS
- VERY GOOD CONDITION
- 3 SHOWER/BATHROOMS
- CLOSED CHAIN ABOVE

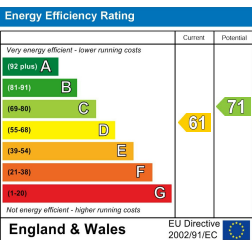
ADDITIONAL INFO:

Approx.net floor area: 182.5 sq.m/ 1964 sq.ft
Local Authority: West Berkshire Council Tax
Band: F

Approx. Distances:
Tilehurst Railway Station: 2.1 Miles
M4 (J12): 2.7 Miles
Reading mainline station: 4.9 Miles

VIEWING STRICTLY BY APPOINTMENT:

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