



**** RARE TO THE MARKET & A UNIQUE DESIGN **** Is this very impressive four bedroom detached family home, set in a highly sought after area of Warfield and situated down a no through road makes it an ideal location. Offering a generous amount of living accommodation including a separate dining room, study, kitchen breakfast room and a large living room with its triple fronted aspect. Upstairs there are four bedrooms with the master bedroom boasting an En-Suite shower room along with dressing area. There is also a main family bathroom with neutral decor throughout the entire property. Outside the overall plot is of generous proportions with a particularly good size rear garden, situated in the corner of the close it has the benefit of a private aspect. There is a large double garage with light and power and off road parking on a private drive. The property forms part of a complete chain.

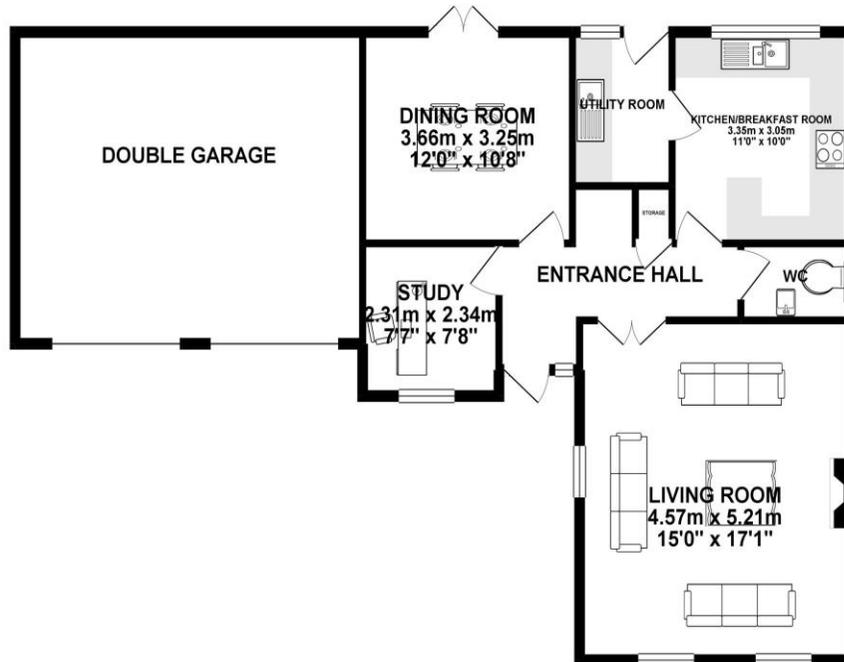
**** RARE TO THE MARKET & A UNIQUE DESIGN **** Is this very impressive four bedroom detached family home, set in a highly sought after area of Warfield and situated down a no through road makes it an ideal location. Offering a generous amount of living accommodation including a separate dining room.



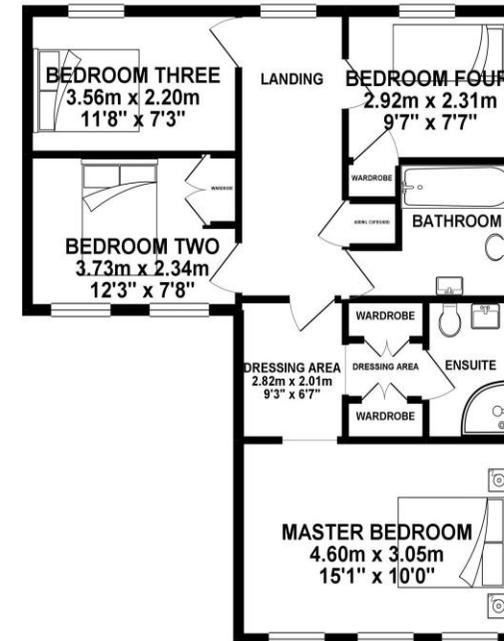
Warfield was originally an Anglo-Saxon settlement and is recorded in the Domesday Book as Warwelt [sic]. The name is believed to have originated from the Old English wær + feld, meaning 'Open land by a weir'. [1] The medieval church is one of the finest in Berkshire, particularly noted for its Decorated Period chancel with beautiful carvings and 'Green Men'. It is a Grade II* listed building and located on Church Lane, ¾ of a mile north-east of the modern centre of the village. It is dedicated to the archangel Michael. The area around the church has been designated a conservation area since 1974 primarily to protect the character and nature of this historical building. There are several memorials to the Stavertons who lived at the old manor house in the moat at Hayley Green. This was replaced, in the Georgian period, by Warfield House alias Warfield Grove, the home of Admiral Sir George Bowyer and, later, the political writer, Sir John Hippisley. Another fine old country house was Warfield Park. In the 18th century, it was the home of John Walsh, the Secretary to Lord Clive and an amateur scientist, and later to his descendants the Lords Brathwaite.[2] It was pulled down in 1955.[3] Warfield Hall, built in the 1840s, is the former home of Field Marshal Sir Charles Brownlow.[4]

-  Large Family Detached Home
-  Large Corner Plot
-  Four Bedrooms
-  Double Garage
-  Three Reception Rooms
-  Off Road Parking
-  Rare To The Market
-  Completed Chain

GROUND FLOOR



1ST FLOOR



EPC ratings: **C**

CTax band: 





Entrance

Doors to all ground floor rooms, stairs rising to first floor, built in under stairs cupboard, radiator.

Downstairs WC

Side elevation double glazed frosted window, low level WC, pedestal hand wash basin, radiator.

Study 7'7" (2.31m) x 7'8" (2.34m)

Front elevation double glazed window, BT point, radiator.

Living Room 15'0" (4.57m) x 17'1" (5.21m)

Front elevation double glazed window, side elevation double glazed window, TV point, BT point, feature gas fireplace with wooden mantle surround, marble backing and hearth, two radiators.

Dining Room 10'8" (3.25m) x 12'0" (3.66m)

Side elevation double glazed double doors to garden, radiator.

Kitchen 10'0" (3.05m) x 11'1" (3.38m)

Rear elevation double glazed window, a range of eye and base level units with rolled edge work surfaces, breakfast bar, integrated stainless steel sink with drainer and mixer tap over, integrated dishwasher, integrated double oven with five ring hob with extractor hood above, integrated microwave, part tiled walls, tiled flooring, radiator.

Utility Room

Rear elevation double glazed door, a range of eye and base level units with rolled edge work surfaces, space for washing machine, space for tumble dryer, space for upright fridge/freezer, wall mounted boiler, tiled flooring, radiator.

First Floor Landing

Rear elevation double glazed window, doors to all first floor rooms, built in airing cupboard, loft hatch, radiator.

Master Bedroom 15'1" (4.6m) x 10'0" (3.05m)

Three front elevation double glazed windows, radiator.

Dressing Room

9'3" (2.82m) x 6'7" (2.01m)

Side elevation double glazed window, two built in wardrobes with hanging space and shelving, built in dressing area.

En Suite

Side elevation double glazed frosted window, built in WC, built in hand wash basin and storage with mixer tap over, separate shower cubicle with attachment over, fully tiled walls, tiled flooring, heated towel rail.

Bedroom Two 12'3" (3.73m) x 7'8" (2.34m)

Front elevation double glazed window, built in wardrobe with hanging space and shelving, radiator.

Bedroom Three 12'3" (3.73m) x 7'1" (2.16m)

Rear elevation double glazed window, radiator.

Bedroom Four 9'6" (2.9m) x 7'7" (2.31m)

Rear elevation double glazed window, built in wardrobe with hanging space and shelving, radiator.

Bathroom

Side elevation double glazed frosted window, low level WC, built in hand wash basin and storage with mixer tap over, panel enclosed bath with mixer tap and attachment over, fully tiled walls, heated towel rail.

To the Front

Mainly laid to lawn with courtesy path to front door.

To the Rear

Private and enclosed rear garden, mainly laid to lawn with patio and decking areas, storage cupboard, summer house.

Parking

Driveway parking.

Garage

Double garage with up and over door, light and power.



appointment to view

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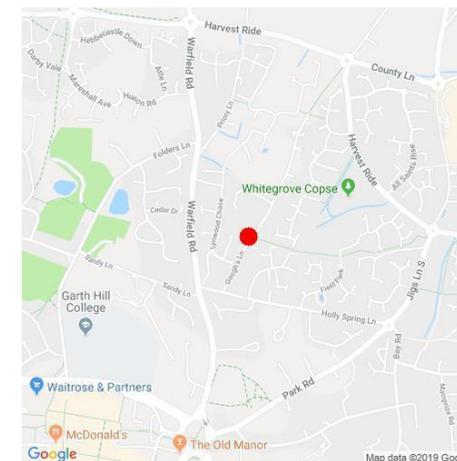
viewing with...

owner:

sears agent:



locate the property



scan with your smartphone or tablet for full property details



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we're here to help

If you've any further questions, please speak to this property's dedicated agent directly:

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