



**sears**  
property, clear & simple

3 Bedroom End Terrace  
Brownrigg Crescent, Bracknell,  
Berkshire RG12 2PY

Price £315,000

Freehold



*scan to view full details*



**\*\* GARAGE & OFF ROAD PARKING \*\*** Situated in the sought after area of Bullbrook with it's easy reach to the newly regenerated Bracknell town centre is this three bedroom end of terrace family home, offering a generous amount of living space comprising of:- living room, kitchen/breakfast room.

*helping you get a move on!*

## about the property...

**\*\* GARAGE & OFF ROAD PARKING \*\*** Situated in the sought after area of Bullbrook with it's easy reach to the newly regenerated Bracknell town centre is this three bedroom end of terrace family home, offering a generous amount of living space comprising of:- living room, kitchen/breakfast room, conservatory and downstairs cloakroom. Upstairs there are three good size bedrooms along with main family bathroom. Outside the property benefits from having a very private rear garden, off road parking along with a garage in a nearby block. Located next to Bullbrook park makes it an ideal family location.

### Porch -

Doors to entrance hall, tiled flooring.

### Entrance -

Stairs rising to first floor, doors to all ground floor rooms, built in under stairs cupboard, tiled flooring.

### Living Room - 15'4" (4.67m) x 10'10" (3.3m)

Front elevation double glazed Bay window, feature fireplace with wooden mantle and surround, TV point, BT point, wood effect flooring, radiator.

### Inner Hallway -

Doors to all ground floor rooms, wood effect flooring.

### Downstairs WC -

Low level WC, floating hand wash basin, radiator.

### Conservatory -

Rear elevation double glazed doors to garden, radiator.

### Kitchen/Breakfast Room - 18'8" (5.69m) x 12'11" (3.94m)

Rear elevation double glazed double doors to patio, rear elevation double glazed window, front elevation double glazed window, a range of eye and base level units with rolled edge work surfaces, built in four ring hob with extractor hood above, inset sink and drainer, built in double oven, space for upright fridge/freezer, space for washing machine, space for dishwasher, tiled flooring, radiator.

### First Floor Landing -

Built in storage cupboard, built in airing cupboard.

### Master Bedroom - 13'9" (4.19m) x 10'8" (3.25m)

Two front elevation double glazed windows, TV point, two radiators.

### Bedroom Two - 13'9" (4.19m) x 10'9" (3.28m)

Rear elevation double glazed window, radiator.

### Bedroom Three - 10'10" (3.3m) x 9'2" (2.79m)

Front elevation double glazed window, built in over stairs cupboard, radiator.

### Bathroom -

Two rear elevation double glazed frosted windows, low level WC, floating hand wash basin, panel enclosed bath with attachment over, fully tiled walls, tiled flooring, radiator.

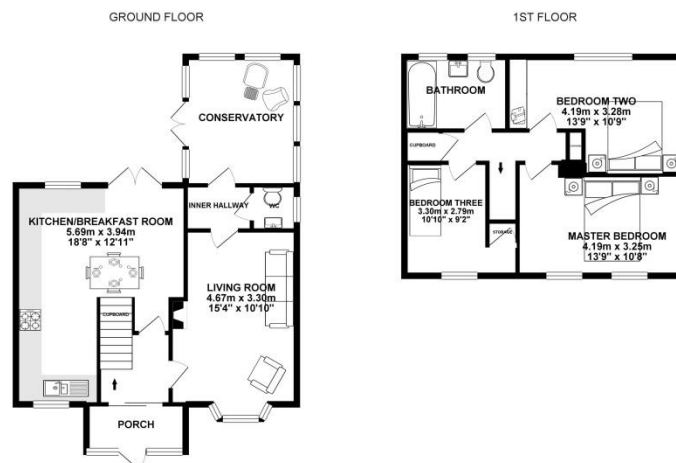
### Outside -

### To the Front -

Courtesy path to front door.

### To the Rear -

Mainly laid to lawn with patio area and side gate.



**PLEASE NOTE** WE HAVE NOT TESTED ANY APPARATUS, FIXTURES, FITTINGS, OR SERVICES. INTERESTED PARTIES MUST UNDERTAKE THEIR OWN INVESTIGATION INTO THE WORKING ORDER OF THESE ITEMS. ALL MEASUREMENTS ARE APPROXIMATE AND PHOTOGRAPHS PROVIDED FOR GUIDANCE ONLY.

*we're here to help if you've any questions about this property...*

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