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2 Bedroom Semi-Detached
Augustine Walk, Warfield,
Berkshire RG42 3DX

Price £350,000

Freehold



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* SOUTH FACING GARDEN * A very impressive and well presented two double bedroom Semi-Detached home, set in a quiet location within the heart of Warfield. Lovingly upgraded to an exceptionally high standard throughout which includes a fully fitted newly installed kitchen with intergrated appliances.

helping you get a move on!

about the property...

**** SOUTH FACING GARDEN **** A very impressive and well presented two double bedroom Semi-Detached home, set in a quiet location within the heart of Warfield. Lovingly upgraded to an exceptionally high standard throughout which includes a fully fitted newly installed kitchen with intergrated appliances, newly installed downstairs w.c along with an array of additional extras. The rear garden points at 180 degrees due south and has been fully landscaped and of a private nature. This particular road and area boasts a great sense of community and makes for an ideal place to live, to the front of the property there is a well presented front garden with off road parking along with a single garage with additional parking to the front.

Entrance -

Doors to living room, door to downstairs WC.

Downstairs WC -

Front elevation double glazed frosted window, low level WC, vanity unit hand wash basin with mixer tap over, radiator.

Living Room - 16'7" (5.05m) x 11'10" (3.61m)

Front elevation double glazed Bay window, stairs rising to first floor, TV point, BT point, laminate flooring, radiator.

Kitchen/Breakfast Room - 14'8" (4.47m) x 8'4" (2.54m)

Rear elevation double glazed window, rear elevation double glazed French door, a range of eye and base level units with rolled modern work surfaces, mid height oven and four ring SMEG gas hob with extractor hood above, stainless steel sink and drainer with mixer tap over, space for American fridge/freezer mains plumbed, space for washing machine, space for dishwasher, radiator.

First Floor Landing -

Master Bedroom - 12'6" (3.81m) x 11'7" (3.53m)

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

Bedroom Two - 11'5" (3.48m) x 8'0" (2.44m)

Rear elevation double glazed window, radiator.

Bathroom -

Rear elevation double glazed frosted window, low level WC, vanity unit hand wash basin with mixer tap over, panel enclosed bath with power shower and screen, ROCA suite, heated towel rail.

Loft -

Boarded loft.

Outside - To the Front -

Resin laid frontage with artificial grass, hard standing under artificial grass for additional parking.

To the Rear -

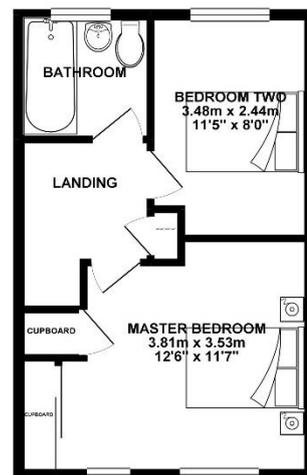
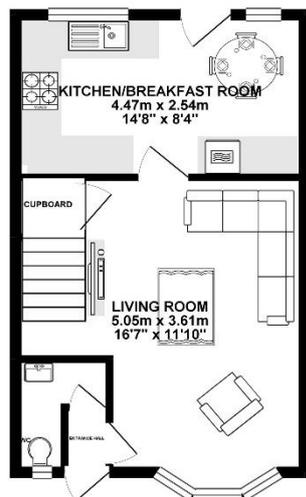
South facing private garden, mainly laid to lawn with patio and decking areas, flower beds and side access.

Parking -

Driveway parking for one vehicle. Additional parking in front of garage.

Garage -

Single garage in a block with up and over door.loft area.



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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