



sears
property, clear & simple

4 Bedroom Semi-Detached
Staplehurst, Bracknell, Berkshire
RG12 8DD

Price £435,000

Freehold



scan to view full details



**** AN IMPRESSIVE & SUBSTANTIAL FAMILY HOME **** Located in a quiet cul de sac in the sought after Wooden Hill area is this immaculately presented and extended four bedroom semi detached family home. The property has been greatly improved but the current owners and offers a unique layout to include:-

helping you get a move on!

about the property...

**** AN IMPRESSIVE & SUBSTANTIAL FAMILY HOME **** Located in a quiet cul de sac in the sought after Wooden Hill area is this immaculately presented and extended four bedroom semi detached family home. The property has been greatly improved but the current owners and offers a unique layout to include:- 16ft living room, 23ft re-fitted kitchen, 12ft family room, study, downstairs cloakroom, En-Suite, bonus loft room, enclosed rear garden, garage and driveway parking for up to five vehicles. located there are shops, schools and amenities close by and excellent transport links via both M3 and M4 motorways. Viewings are highly recommended to truly appreciate this wonderful home.

Entrance -

Stairs rising to first floor, doors to all ground floor rooms, tiled flooring, radiator.

Downstairs Cloakroom -

Side elevation double glazed frosted window, low level WC, wall mounted sink with twin taps over, tiled flooring, radiator.

Living Room - 16'0" (4.88m) x 13'11" (4.24m)

Front elevation double glazed window, TV point, storage cupboard, under stairs storage cupboard, radiator.

Family Room - 12'5" (3.78m) x 10'0" (3.05m)

Double doors accessing both living room and kitchen, radiator.

Kitchen/Dining Room - 23'3" (7.09m) x 22'0" (6.71m)

Rear elevation double glazed window, rear elevation double glazed French doors, a range of eye and base level units with rolled edge work surfaces, one and a half bowl porcelain sink and drainer with mixer tap over, integrated oven and four ring hob with extractor hood above, integrated dishwasher, space for washing machine, space for fridge/freezer, space for tumble dryer, storage cupboard, part tiled walls, tiled flooring, radiator.

Study - 12'5" (3.78m) x 4'9" (1.45m)

Side elevation double glazed window, wood effect flooring.

First Floor Landing -

Doors to all first floor rooms, access to loft room, airing cupboard, storage cupboard,

Master Bedroom - 14'10" (4.52m) x 9'2" (2.79m)

Rear elevation double glazed window, fitted wardrobe with hanging space and shelving, TV point, radiator.

En Suite -

Side elevation double glazed frosted window, low level WC, pedestal sink with twin taps over, panel enclosed bath with mixer tap and attachment over, part tiled walls, wood effect flooring, radiator.

Bedroom Two - 13'2" (4.01m) x 13'0" (3.96m)

Front elevation double glazed window, radiator.

Bedroom Three - 9'11" (3.02m) x 8'8" (2.64m)

Rear elevation double glazed window, storage cupboard, radiator.

Bedroom Four - 9'10" (3m) x 7'8" (2.34m)

Front elevation double glazed window, storage cupboard, radiator.

Bathroom -

Low level WC, pedestal sink with twin taps over, panel enclosed bath with electric shower, part tiled walls, tiled flooring, heated towel rail.

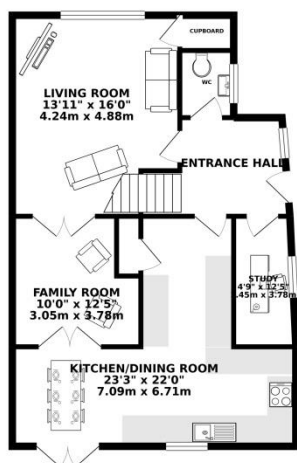
Bonus Loft Room -

Velux Window.

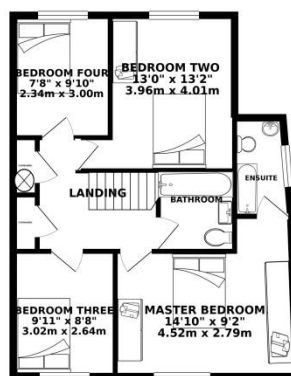
Outside -

EPC Summary: EER D (66/81) EIR D (59/77)

GROUND FLOOR



1ST FLOOR



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...

01344 481111 **12 High Street, Bracknell, Berkshire RG12 1LL**

searsproperty.co.uk

hello@searsproperty.co.uk

find sears property on facebook

twitter.com/searsproperty

rightmove.co.uk

PrimeLocation.com

Zoopla.co.uk