



**sears**  
property, clear & simple

3 Bedrooms Link-Detached  
Haywood Bracknell Berkshire  
RG12 7WG

Price £380,000

Freehold



*scan to view full details*



**\*\* NO ONWARD CHAIN COMPLICATIONS \*\*** A large amount of scope and potential and located in a sought after location with nearby amenities and the glorious South Hill Park, is this three bedroom Link-Detached family home.

*helping you get a move on!*

## about the property...

**\*\* NO ONWARD CHAIN COMPLICATIONS \*\*** A large amount of scope and potential and located in a sought after location with nearby amenities and the glorious South Hill Park, is this three bedroom Link-Detached family home. The property is in need of modernisation throughout but offers a great opportunity. Internally you will find a large living dining room, fitted kitchen, downstairs w.c and a further playroom/family room. Upstairs there are three double bedrooms of generous proportions along with the main family bathroom. The property is situated on a private corner plot along with off road parking.

### Entrance -

Side elevation double glazed window, door to all rooms.

### W.C -

Side elevation double glazed frosted window, low level w.c, pedestal hand wash basin, part tiled wall, tiled flooring, heated towel rail.

### Hallway -

Stairs rising to first floor, built in under stairs cupboard, radiator.

### Living Dining Room - 23'5" (7.14m) x 12'0" (3.66m)

Front elevation double glazed window, side elevation double glazed window, rear elevation double glazed sliding doors, TV & BT points, two radiators.

### Kitchen - 13'2" (4.01m) x 8'9" (2.67m)

Rear elevation double glazed window, a range of eye and base level kitchen worksurfaces, built in four ring hob with oven and extractor hood over, inset sink and drainer, space and plumbing for upright fridge freezer and dishwasher, part tiled walls, tiled flooring.

### Playroom/Family Room - 14'2" (4.32m) x 9'3" (2.82m)

Rear elevation double glazed window, rear elevation double glazed door, radiator.

### Landing -

Side elevation double glazed window, built in airing cupboard, doors to all rooms, loft hatch.

### Master Bedroom - 12'2" (3.71m) x 11'1" (3.38m)

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

### Bedroom Two - 11'1" (3.38m) x 9'0" (2.74m)

Rear elevation double glazed window, radiator.

### Bedroom Three - 13'5" (4.09m) x 7'9" (2.36m)

Front elevation double glazed window, built in over stair storage, radiator.

### Bathroom -

Rear elevation double glazed frosted window, low level w.c, built in hand wash basin, panel enclosed bath with shower, part tiled walls, tiled flooring, heated towel rail.

### Outside - Front -

Courtesy footpath to main front door, mainly laid to lawn.

### Rear & Side -

Private corner plot, laid to patio throughout, mature hedges and flower beds.

### Parking -

Driveway Parking



**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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