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3 Bedroom Town House
**Fitzroy Close, Bracknell,
Berkshire RG12 7GP**

Price £365,000

Freehold



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** NO ONWARD CHAIN ** Set in the popular Sovereign Fields area is this spacious and well presented three double bedroom town house. The property is located only a short distance from local shops, schools and amenities making this an ideal purchase for a family while easy access to both M3 and M4.

helping you get a move on!

about the property...

** NO ONWARD CHAIN ** Set in the popular Sovereign Fields area is this spacious and well presented three double bedroom town house. The property is located only a short distance from local shops, schools and amenities making this an ideal purchase for a family while easy access to both M3 and M4 motorways and Bracknell mainline train station is great for commuters. Features include:- 17ft living room, 12ft kitchen, downstairs cloakroom, family bathroom, Shower Room, ample storage, low maintenance rear garden and allocated parking for two vehicles.

Entrance -

Doors to all rooms, stairs rising to first floor, storage cupboard, wood effect flooring, radiator.

Downstairs Cloakroom -

Front elevation double glazed frosted window, low level WC, vanity unit with mixer tap, part tiled walls, wood effect flooring, radiator.

Living Room - 17'9" (5.41m) x 12'11" (3.94m)

Rear elevation double glazed French doors, TV point, BT point, feature fireplace, under stairs storage cupboard, wood effect flooring, radiator.

Kitchen - 11'11" (3.63m) x 6'2" (1.88m)

Front elevation double glazed window, a range of eye and base level units with rolled edge work surfaces, stainless steel sink and drainer with mixer tap over, integrated oven with four ring hob and extractor fan over, space for fridge/freezer, space for dishwasher, space for washing machine, part tiled walls, wood effect flooring, radiator.

First Floor Landing -

Door to all rooms, stairs rising to second floor, radiator.

Bedroom Two - 10'8" (3.25m) x 10'6" (3.2m)

Rear elevation double glazed window, wall to wall fitted wardrobe with hanging space and shelving, radiator.

Bedroom Three - 10'2" (3.1m) x 11'0" (3.35m)

Two front elevation double glazed windows, wall to wall fitted wardrobe with hanging space and shelving, BT point, radiator.

Bathroom -

Low level WC, vanity unit with mixer tap, panel enclosed bath with mixer tap and shower attachment over, part tiled walls, vinyl flooring, radiator.

Second Floor Landing -

Door to master bedroom.

Master Bedroom - 12'5" (3.78m) x 12'11" (3.94m)

Front elevation double glazed window, walk in wardrobe with airing cupboard, TV point, BT point, two radiators.

En-Suite -

Velux window, low level WC, vanity unit with mixer tap, shower cubicle with shower attachment over, part tiled walls, vinyl flooring, radiator.

Outside -

To the Front -

Courtesy path to front door with hedge borders.

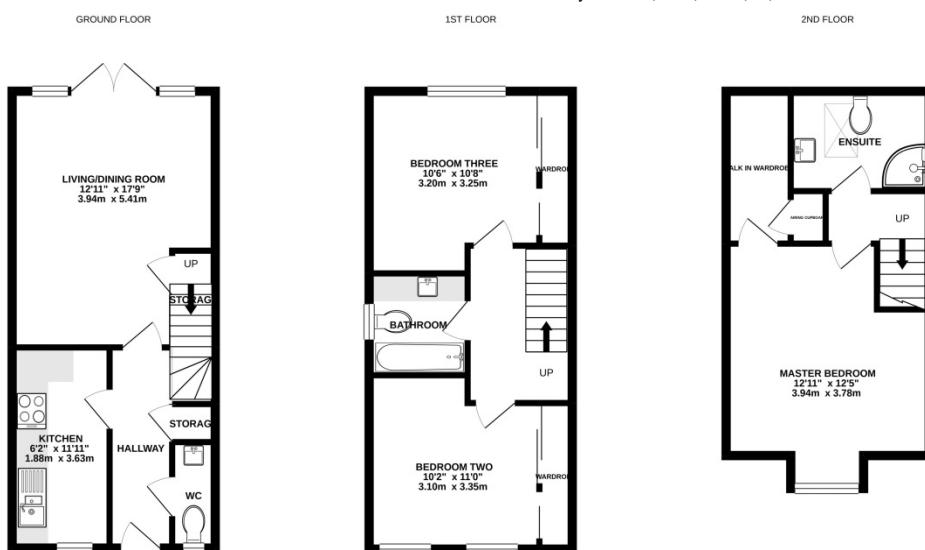
To the Rear -

A private and enclosed rear garden mainly laid to patio with areas laid to decking and shingles with shed and gated rear access.

Parking -

Allocated parking for two vehicles.

EPC Summary: EER C (70/84) EIR (0/0)



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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