



65 PENWOOD HEIGHTS PENWOOD HIGHCLERE RG20 9EZ

Winkworth



A spacious, detached, family home, with a ground floor bedroom suite and large rear garden.

Situated in a leafy, no through road, in the hamlet of Penwood, a few miles to the south of Newbury, the house offers flexible and spacious family accommodation.

Entering into the main reception hall, with cloakroom to the rear, the dual aspect sitting room is to the left. Off the sitting room, is the ground floor bedroom with ensuite, this overlooks the garden.

To the right of the hall is the dining room and at the rear of the house is a generous kitchen/breakfast room, this has plenty of room for a good sized table and overlooks the garden, perfect for keeping an eye on smaller children. Off the kitchen is a useful utility room.

On the first floor, the main bedroom faces the front of the house, with a range of built in wardrobes and a really good sized ensuite.

There are three further bedrooms and a family bathroom.

Outside, the house has a generous plot, is set well back from the road with plenty of off road parking and a garage. The rear garden is a really good size, level and secure.



AT A GLANCE

1747 Square feet/ 162 square metres

Five bedrooms

Three bath/ shower rooms

Sitting room

Dining room

Kitchen breakfast room

Utility room

Cloakroom

Garage

Large rear garden

Off road parking

Garage

UTILITIES

Mains water, electricity, drainage.

Oil fired central heating.

Basingstoke and Deane Band F

EPC E

DIRECTIONS

For sat nav RG20 9EZ

What Three Words ///

Shaves.Refrained.Grace

SITUATION

The property is situated in a leafy development, in a no through road, on the edge of The Great Penwood. There are excellent dog walks throughout the local woods.

Penwood is a pretty hamlet a few miles to the south of Newbury. There is a local shop within walking distance and the A34 Newbury Bypass is only a two minute drive.

Primary schooling can be found in nearby Woolton Hill.

There are a number of excellent pubs and restaurants nearby.

Newbury has comprehensive shopping facilities.



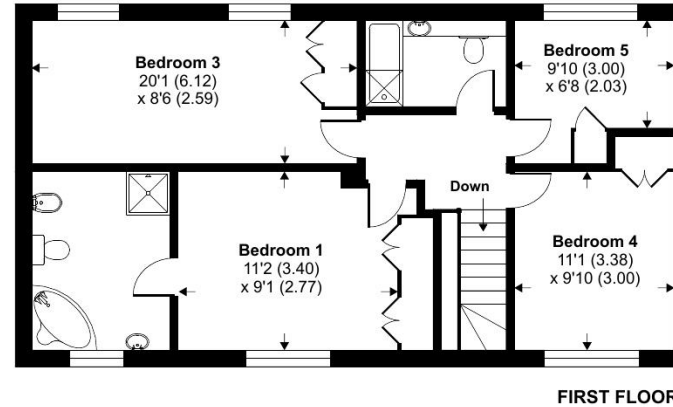
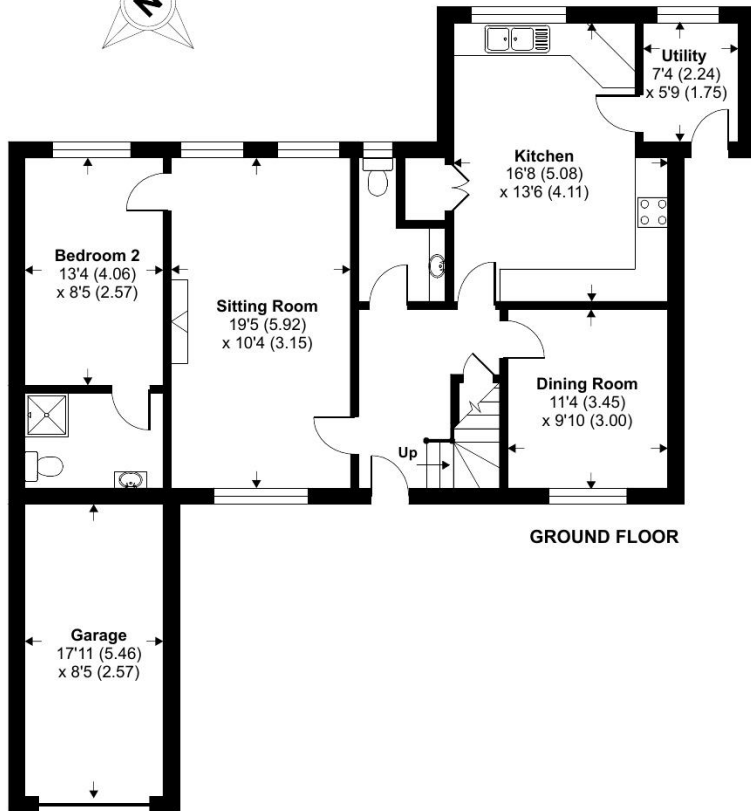
Penwood Heights, Penwood, Highclere, Newbury, RG20

Approximate Area = 1747 sq ft / 162.2 sq m

Garage = 153 sq ft / 14.3 sq m

Total = 1900 sq ft / 176.5 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2022. Produced for Winkworth. REF: 883385

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See things differently.