



32 Mayfair Drive Newbury RG14 6EE

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Price Guide: £375,000 Freehold



A large extended 4 bedroom family home occupying a corner plot in this sought after cul de sac available with no onward chain

- 4 Bedrooms, en-suite to the master
- Re-fitted bathroom
- Kitchen/breakfast room
- Utility room
- Large lounge with feature fireplace
- Reception hall
- Dining room
- Private enclosed gardens
- Garage & off road parking
- Walking distance of St Bartholomew's School

Location

Mayfair Drive is a small cul-de-sac just off of Fifth Road which is approximately 1 mile from the town centre and rail station and within the school catchment area for John Rankin and St Bartholomew's Schools. Newbury offers a comprehensive range of shopping, leisure and recreational facilities, excellent road communications with easy access to the A4/A34 and M4 at junction 13 and direct rail links to London Paddington.



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A great family home within striking distance of the town centre

Paul Evans

Description

This substantial four bedroom home has been extended and now enjoys well-proportioned family accommodation arranged over two floors measuring approximately 1280ft². On the ground floor is an entrance porch, reception hall, living room with feature fireplace, separate dining room, kitchen/breakfast room and utility room. There are 4 good sized bedrooms, an en-suite shower room to the master and a large re-fitted bathroom suite on the first floor. Further benefits include gas fired central heating to radiators, double glazing, off street parking, a garage and gardens.

Outside

The property occupies a corner plot with enclosed gardens to the front, side and rear which are mainly laid to lawn with a patio area and gated rear access. There is a hardstanding area providing off street parking and a garage.

32 Mayfair Drive

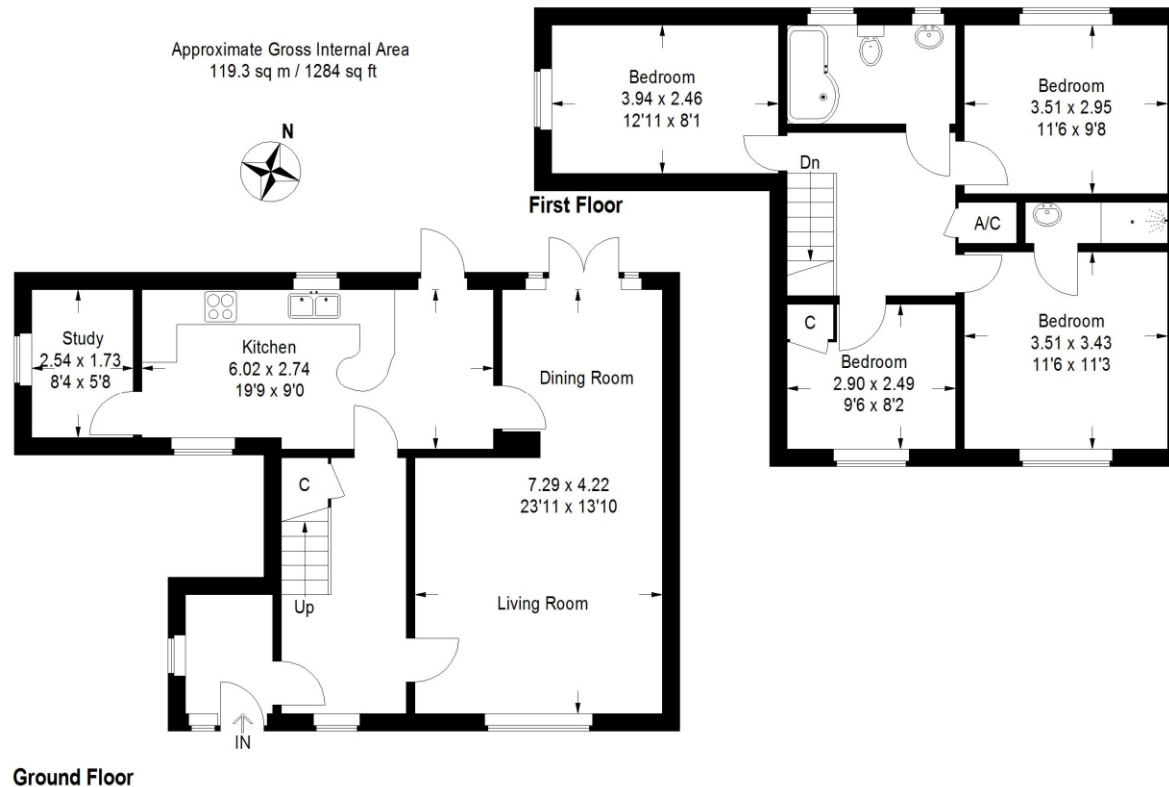


Illustration for identification purposes only, measurements are approximate, not to scale.
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Energy Efficiency Rating	
	Current Potential
Very energy efficient - lower running costs	
(92-100) A	
(81-91) B	
(69-80) C	
(55-68) D	64 68
(39-54) E	
(21-38) F	
(1-20) G	
Not energy efficient - higher running costs	
England, Scotland & Wales	
EU Directive 2002/91/EC	

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All measurements are approximate.

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Directions

From our offices turn left into Bartholomew Street and after the railway bridge turn immediately right into Pound Street which then becomes Enborne Road. Continue for ½ mile turning left into Buckingham Road and then right into Fifth Road. Take the first right hand turning into Mayfair Drive after about ¼ mile.

Services

All main services are connected.

All enquiries please to the Newbury office -
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