



Active

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PROPERTY CONSULTANTS

4a Newtown Gardens

Henley on Thames

Oxfordshire

RG9 1EH

An attractive modern beautifully presented three bedroom semi-detached house, offering excellent family accommodation with a private south facing garden and off street parking for several vehicles. Situated in a quiet position, within level walking distance of the town centre.

Guide Price £640,000 Freehold

**THREE DOUBLE BEDROOMS
FITTED KITCHEN/DINING ROOM
LIVING ROOM
STUDY
FAMILY BATHROOM with WHIRLPOOL BATH
ENSUITE SHOWER ROOM
DOUBLE GLAZING THROUGHOUT
GAS CENTRAL HEATING
OFF ROAD PARKING FOR SEVERAL VEHICLES
PRIVATE SOUTH FACING REAR GARDEN**



Location

The property is located on a private unadopted lane, just off the Reading Road, in a desirable residential location, within walking distance of the town centre, Henley railway station and the river Thames. Henley railway station offers an excellent service into London Paddington (approx. 50 mins). There is also good schooling nearby, with both primary and Gillotts secondary schools, within easy reach.

The Property

Presented in excellent decorative order, this semi-detached property offers excellent family accommodation, with three double bedrooms all with fitted wardrobes, an attractive family bathroom and en-suite shower room. The kitchen is nicely fitted with white cupboards and there is a good size dining area, both with access to the garden, which is south facing, attractive sitting room and useful study to the front, there is also ample parking for several vehicles to the front and side.

Description

Covered porch area with outside light and part glazed door to hall, with stairs and understairs cupboards, cloakroom with wash basin and WC. To the front is a good size study and attractive sitting room, with bay window. To the rear of the property the generous kitchen dining room is well equipped, the kitchen is fitted to three walls at one end with wall cupboards and an extractor fan, built under oven, integrated dishwasher and wall mounted Worcester gas boiler, with ceramic tiled floor and French doors to the garden, the dining room also has sliding patio doors to the garden.

On the first floor there are three double bedrooms, all with fitted wardrobes, the master bedroom is a generous size with an en suite shower room, with fully tiled cubicle, pedestal wash basin, WC and heated towel rail. There is a spacious family bathroom with whirlpool bath and independent shower over, with screen, vanity wash basin and WC, airing cupboard with Megaflo hot water cylinder.

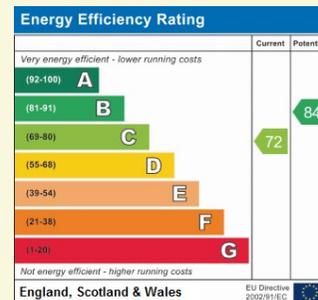
Outside

Driveway with parking for three vehicles, including wide side access and secure double gates, giving access to the rear garden.

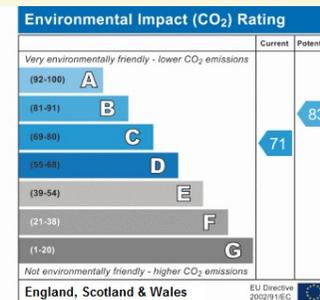
The rear garden is south facing, enclosed by panel fencing, having a good size patio, with room for table and chairs and bbq, the remainder is neatly lawned with flower borders and mature tree. There is a substantial secure garden store, with double doors, power and light.

Services

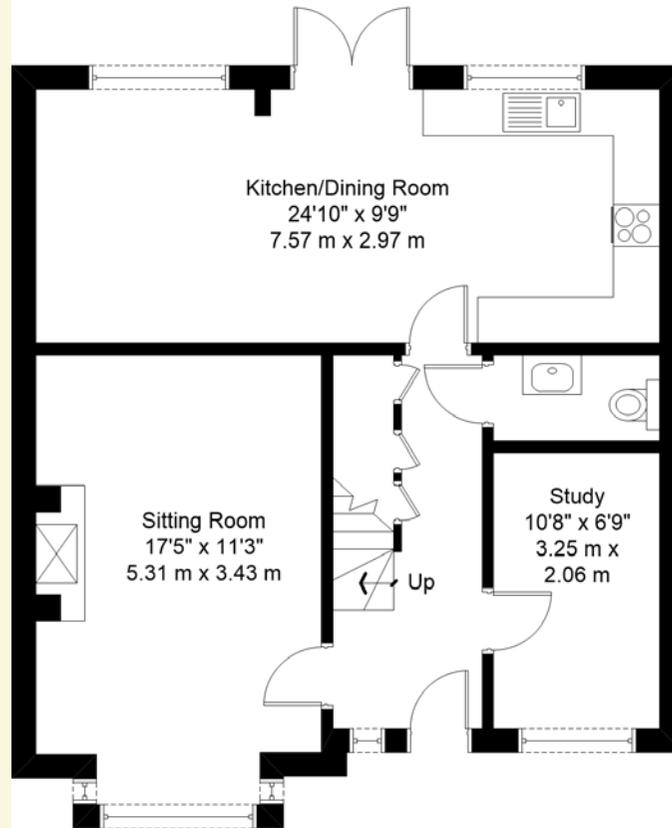
All main services are connected to the property, including gas central heating.



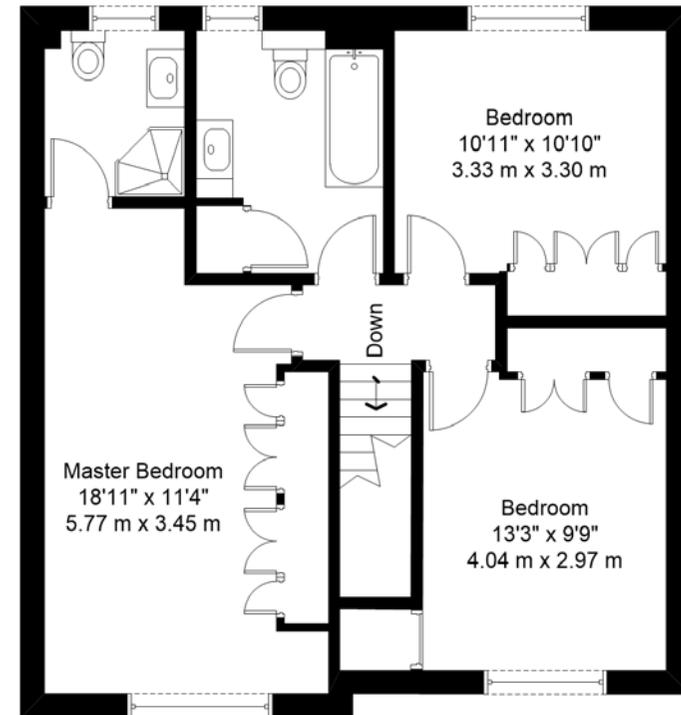
England, Scotland & Wales
Address:
4a Newtown Gardens, Henley



England, Scotland & Wales



Ground Floor



First Floor

Approximate Internal Floor Area 1262 Sq Ft / 117.2 Sq Metres

For illustrative purposes only. Not to scale

Whilst every attempt has been made to ensure the accuracy of the floor plan, all measurements are approximate and no responsibility is taken for any error, omission or misstatement. Bright Logic Limited 01491 824800.

IMPORTANT NOTES

For clarification we wish to inform prospective purchasers that we have prepared these sales particulars as a general guide, room sizes should not be relied upon for carpets and furnishings. It is recommended that any aspect of the property which is of particular importance to you should be discussed and clarified with a member of staff prior to viewing. The photographs taken show a limited extent of the property. No assumption should be made as to the inclusion in the sale of any items displayed, nor should it be assumed that the property remains as depicted. The Vendor's agents are unable to guarantee the working order of appliances, services and equipment referred to in these details. The buyer is advised to obtain verification from their solicitor or surveyor. Neither these particulars nor oral representations from any part of any offer or contract and their accuracy cannot be guaranteed.

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