



36, Medina Close
Wokingham
Berkshire, RG41 3TZ

£400,000 Freehold



This well presented two bedroom end of terrace house is set in a pleasant cul de sac on the popular Woosehill development close to local schools and shops. The accommodation comprises of a fitted kitchen which opens onto the dining room and a spacious living room with French doors leading onto the rear garden. There are two first floor bedrooms and a family bathroom.

- Offered with no onward chain
- Two double bedrooms
- Garage and driveway
- Corner plot
- Bathroom with white suite
- Close to local schools

Outside the rear garden is enclosed by wooden fencing and a large wall, creating a private retreat with plenty of natural light. The lawn is lined with well stocked plant borders and an area of patio runs across the rear of the property. A wooden shed sits to the side of the house, providing good storage. There is a garage behind the garden and an open plan area of lawn at the front of the property.

Woosehill comprises an attractive mix of 1, 2, 3 and 4 bedroom homes arranged in pleasant closes. Woosehill has a doctors surgery and supermarket (both within walking distance) and a well-regarded junior school. The town is approximately 1½ miles away and there is a mainline train station (Waterloo). The A329(M)/M4 can be accessed via the east of town.

Council Tax Band: D
Local Authority: Wokingham Borough Council
Energy Performance Rating: D





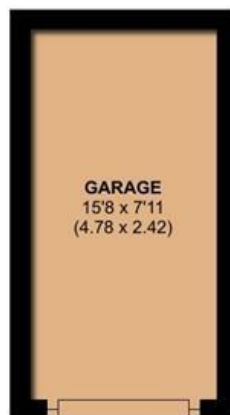
Medina Close, Wokingham

Approximate Area = 798 sq ft / 74.1 sq m

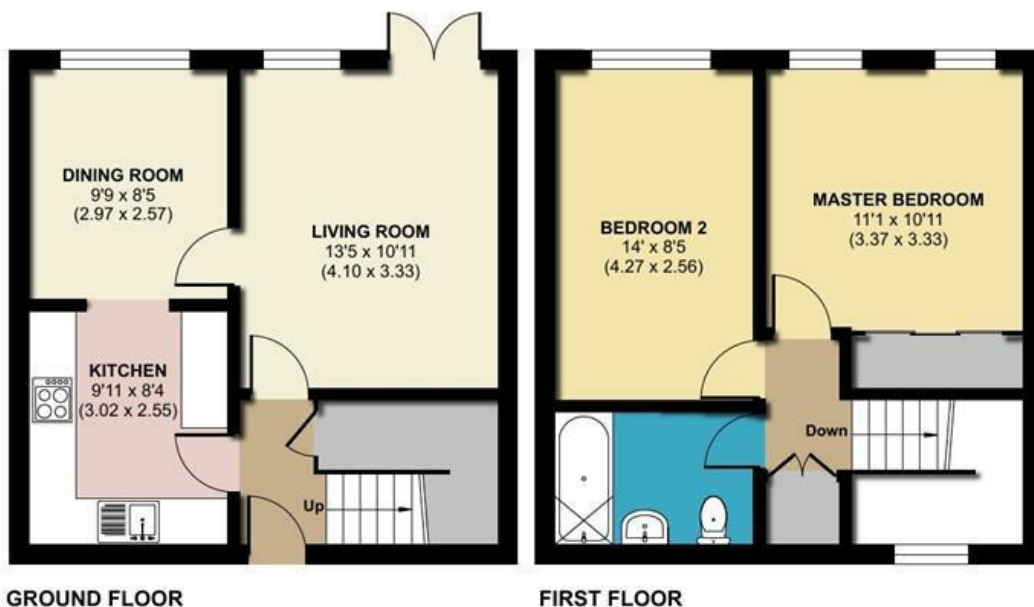
Garage = 125 sq ft / 11.6 sq m

Total = 923 sq ft / 85.7 sq m

For identification only - Not to scale



(ADJOINING REAR GARDEN)



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2025. Produced for Michael Hardy. REF: 1319725

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N.B. Please note that we have not checked whether the property, or any part of it, complies with the planning acts or building regulations. This should be checked by your surveyor or solicitor.

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