



39, Trefoil Close
Wokingham
Berkshire, RG40 5YQ

£635,000 Freehold



This well presented four bedroom detached family home is set on a generous corner plot on the popular Keephatch Development in a convenient location for local shops and schools. The accommodation comprises entrance hall, spacious living room, dining room with patio doors leading to conservatory, kitchen with adjoining utility and cloakroom. There are four first floor bedrooms including a master bedroom with en suite shower room and a family bathroom. The south facing rear garden is enclosed with ample driveway parking at the front and an integral single garage.

- Offered with no onward chain
- Spacious living room
- South facing garden
- Over 1355 Sq Ft of space
- Conservatory
- Set on a generous corner plot

The south facing rear garden is enclosed by wooden fencing with mature shrub borders and an area of patio across the rear of the house. Gated side access leads to the block paved driveway at the front which provides parking for two vehicles with an integral garage with up and over door. The remainder of the front garden is laid to lawn.

Trefoil Close forms part of the popular Keephatch Park development. Built in 1990 it is set to the north east of town, the development is bordered by attractive partially wooded parkland and is within walking distance of the town centre. The nearby London Road gives easy access both to Bracknell, the A329(M) and M4. There are local shops, and a restaurant in Beanoak Road and parkland interspersed around Keephatch.

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

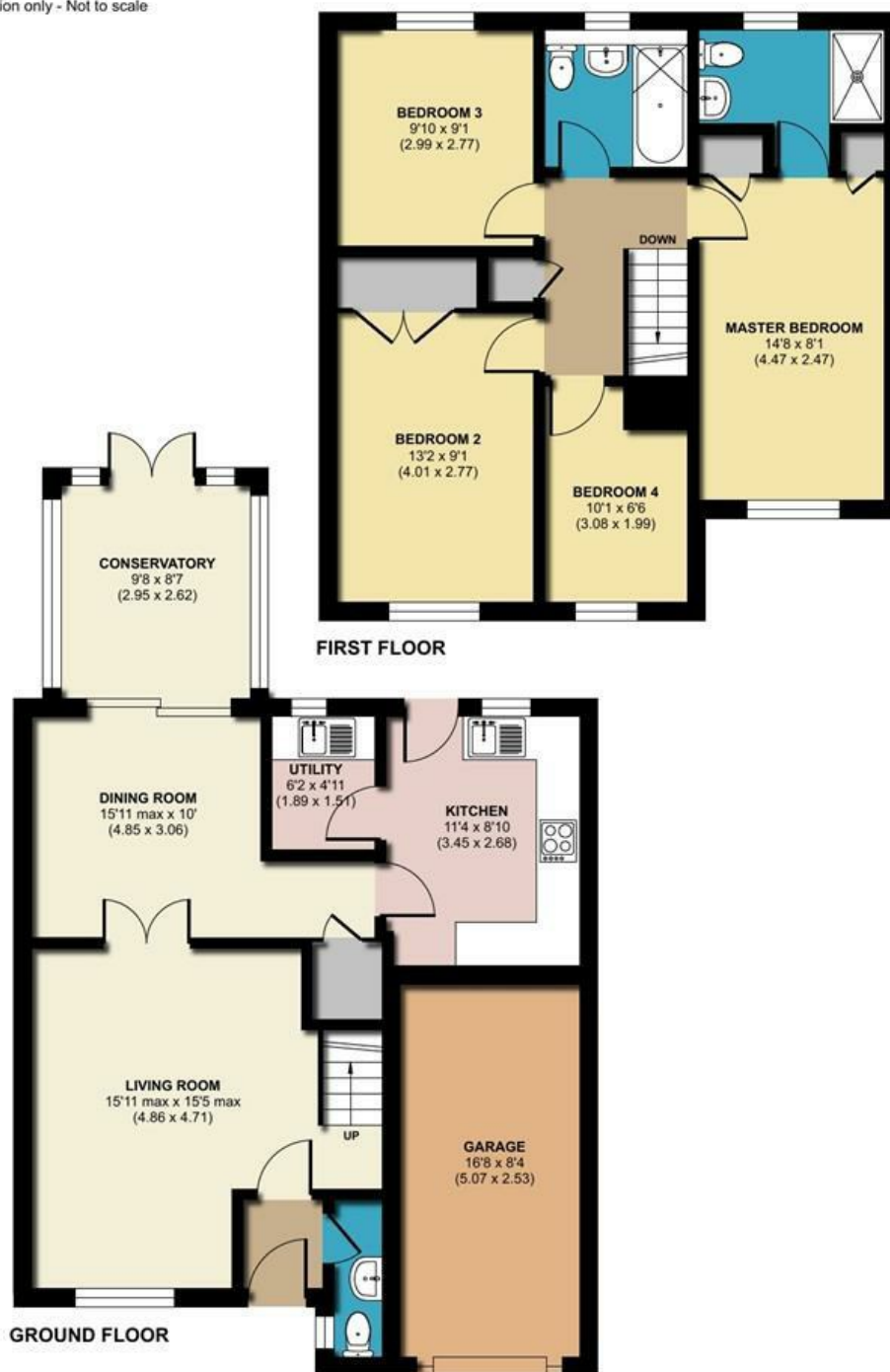




Trefoil Close, Wokingham

Approximate Area = 1355 sq ft / 125.9 sq m (includes attached garage)

For identification only - Not to scale



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: 1262573

Residential Sales and Lettings
9 Broad Street, Wokingham,
Berkshire RG40 1AU

0118 977 6776

properties@michael-hardy.co.uk

lettings@michael-hardy.co.uk

Michael Hardy
MICHAEL HARDY
SALES & LETTING

Crowthorne Sales,
28 Dukes Ride, Crowthorne,
Berkshire RG45 6LT

01344 779999

crowthorne@michael-hardy.co.uk

www.michael-hardy.co.uk

These particulars have been prepared in good faith to give a fair overall view of the property; they do not constitute an offer and will not form part of any contract. We make no representation about the conditions of the property nor that any services or appliances are in good working order; this should be checked by your surveyor. Furthermore, you should not assume that any items or features referred to in these particulars or shown in the photographs are included in the sale price. Your solicitor should check this as part of the normal conveyancing process.

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.

Registered Office. Cromar House, 9 Broad Street, Wokingham, Berkshire RG40 1AU Registered in England no: 1867303

Ref: 18244292 | Folio: A4747 | 14th March 2025