



3, Bearwood Road,
Wokingham,
Berkshire, RG41 4TB

Asking Price £820,000 Freehold



This well presented, four bedroom detached family home is set in a desirable, non estate location close to countryside walks and a local shop. The versatile accommodation comprises an entrance hall, cloakroom, a living room with a fireplace, a dining room with an adjoining conservatory, and an impressive kitchen/breakfast room with a central island, utility room, and study complete the ground floor. On the first floor, there are four double bedrooms, two of which offer en suite facilities and a family bathroom. Outside, the property features a private, west-facing rear garden, an adjoining double garage, and driveway parking.

- Offered with no onward chain
- Smartly fitted kitchen/breakfast room
- Private, west facing rear garden
- Spacious living room
- Master bedroom with en suite
- Over 2,350 sq ft of space

The secluded, west facing rear garden is enclosed by wooden fencing and is laid mainly to lawn with mature shrub and hedge borders. Numerous mature trees along the rear boundary create an excellent degree of privacy. A patio area sits at the rear of the house, with steps leading down to the lawn. Gated side access leads to the front driveway, which offers generous parking for several vehicles. There is an integral double garage, and the front garden is laid to lawn.

Bearwood Road comprises a variety of individual houses, ranging from 1930's semi detached properties to 1960's bungalows and recently built family homes. It is located approximately two miles southwest of Wokingham town centre and the railway station. There are delightful countryside walks directly off Bearwood Road, and a convenience store is located nearby. For the commuter, the A329(M)/M4 can be accessed via Winnersh, while the Barkham Road links up with the A327, providing excellent access to both Reading and Camberley.

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





Bearwood Road, Wokingham

Approximate Area = 2073 sq ft / 192.5 sq m

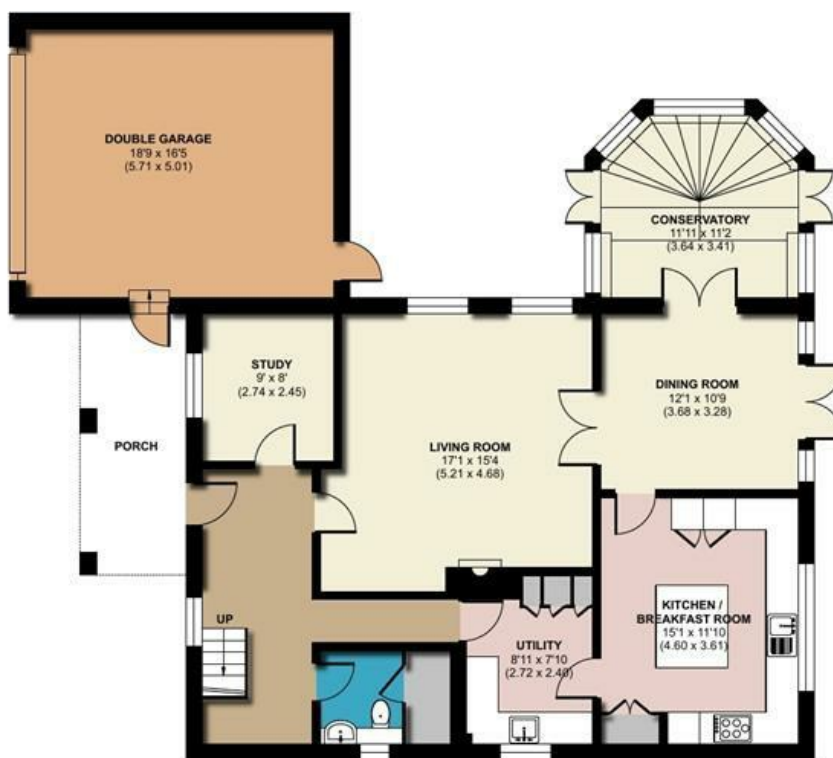
Garage = 309 sq ft / 28.7 sq m

Total = 2382 sq ft / 221.2 sq m

For identification only - Not to scale



FIRST FLOOR



GROUND FLOOR

Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichcom 2026. Produced for Michael Hardy. REF: 1458183

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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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