



41, Tattersall Close,
Wokingham,
Berkshire, RG40 2LP

OIEO £1,000,000 Freehold



This impressive four bedroom detached family home is presented in excellent condition, set at the end of a highly desirable cul de sac location close to local shops, schools and walking distance to Wokingham town centre. The versatile accommodation comprises an entrance hall, cloakroom, L shaped kitchen/breakfast room with adjoining utility room, study overlooking the rear garden and dining room with French doors to the garden. There are four first floor bedrooms, two of which offer en suite and a family bathroom. Outside there is a generous, tree lined rear garden, adjoining garage and ample driveway parking at the front.

- Over 2000 sq ft of space
- Kitchen/breakfast room with adjoining utility room
- Master bedroom with en suite and fitted wardrobes
- Presented in excellent condition
- Spacious living room with log burner
- Secluded rear garden

Outside, the private rear garden is enclosed by wooden fencing and mature hedge borders, laid mainly to lawn with a generous area of patio across the rear of the house. There is an attractive oak tree set to the right with gated side access leading to the front block paved driveway which provides ample parking. The front garden is laid to lawn with an adjoining garage, which can be accessed internally.

Tattersall Close is a highly desirable location set to the east of Wokingham, known for its peaceful residential setting and proximity to well-regarded schools, green spaces, and Wokingham town centre. Excellent transport links include easy access to the A329(M) and M4, as well as Wokingham's mainline train station, making this a highly convenient base for families and commuters alike.

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





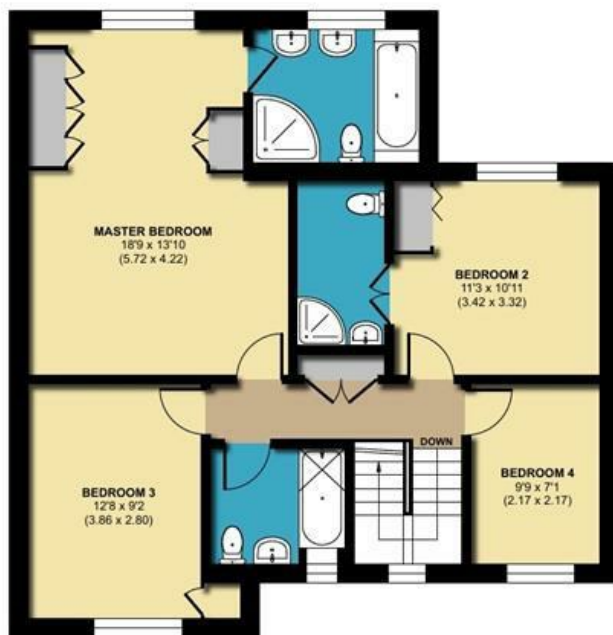
Tattersall Close, Wokingham

Approximate Area = 1840 sq ft / 170.9 sq m

Garage = 221 sq ft / 20.5 sq m

Total = 2061 sq ft / 191.4 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). © nctechcom 2026. Produced for Michael Hardy. REF: 1487056

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