



Michael Hardy
MICHAEL HARDY
RESIDENTIAL ESTATE AGENTS

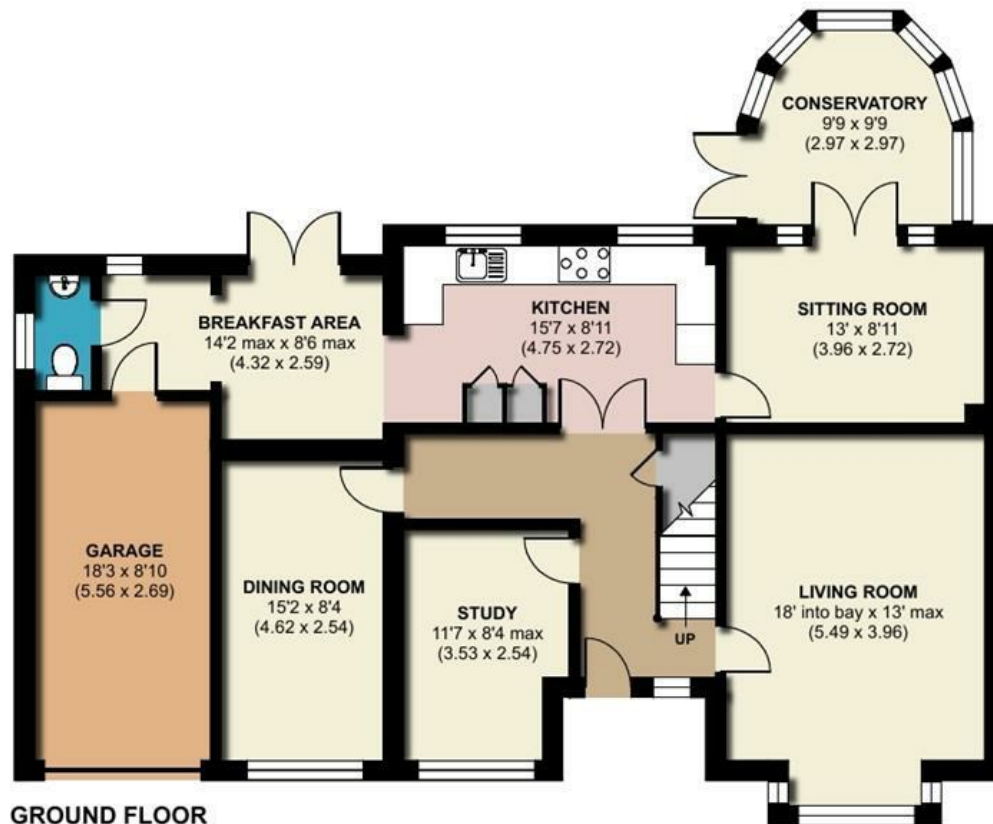
Timbers, 37, Bluebell Meadow, Winnersh, Berkshire, RG41 5UW

£1,100,000
Freehold

Bluebell Meadow, Winnersh

Approximate Area = 2419 sq ft / 224.7 sq m (includes attached garage)

For identification only - Not to scale





This stunning five bedroom detached family home is set in a cul de sac location on the desirable Sherwood Grange development. The versatile accommodation comprises living room, dining room, conservatory, newly fitted kitchen with adjoining breakfast room, utility room, family room and study. The first floor comprises five generous bedrooms, smartly fitted family bathroom and additional family shower room. The well stocked south facing rear garden.

- Over 2400 Sq Ft of accommodation
- Recently refurbished throughout
- Five reception rooms
- Re fitted kitchen and bathrooms
- Close to local schools and shops
- Generous plot

Situation

Sherwood Grange was built by 'Bryant' homes in the late 1980's and comprises an attractive mix of 4 and 5 bedroom detached homes on generous plots. Local shops and Winnersh train station are close by. In nearby Hurst is the Dinton Pastures country park, 335 acres with a variety of habitat including 7 lakes, 2 rivers and meadows. There are a number of local schools nearby.

Outside

The rear garden is enclosed by wooden fencing, laid mainly to lawn, approximately 65' wide x 43' deep. The rear boundary tapers, there are mature, well stocked borders with a range of trees and plants. There is a generous area of patio across part of the rear with covered storage, outside lighting and tap. Gated side access and single integral garage with remote controlled garage door. The generous front driveway provides parking for four vehicles. The front garden is laid to lawn, with a covered entrance porch and outside lighting.

Energy Performance Rating

C

Council Tax Band

G

Local Authority

Wokingham Borough Council

Directions

Leave Wokingham on the Reading Road proceed over the Woosehill roundabout and continue until reaching the main traffic lights at Winnersh crossroads. Turn right into Robin Hood Lane and take the 3rd turning left into Bluebell Meadow, continue along to the end of the road where Timbers will be found on the left.



Residential Sales and Lettings

9 Broad Street,

Wokingham, Berkshire

RG40 1AU

Tel: 0118 977 6776

properties@michael-hardy.co.uk

lettings@michael-hardy.co.uk



www.michael-hardy.co.uk

Crowthorne Sales

28 Dukes Ride,

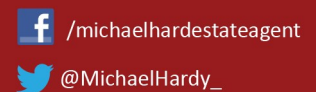
Crowthorne, Berkshire

RG45 6LT

Tel: 01344 779 999

crowthorne@michael-hardy.co.uk

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

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