



3 Oakfield Lane, Ashford Hill RG19 8FP

A stunning five double bedroom detached family home, offering a garage, generous rear garden and modern living all within a sought-after village location.

Upon entry, you're greeted with a large open entrance hall with fantastic storage and cloakroom. The living room is a great space at the front of the property and is separate from the open kitchen, dining space. This room spans the whole width of the house and comprises of a modern kitchen, with lots of cupboard space. A breakfast bar that sits next to the French doors and a central dining area. There is also a sofa in the snug area, enjoying views across to the kitchen and into the rear garden.

Upstairs there are five double bedrooms, with the fifth currently being set up as an office space. The dual aspect master bedroom is bright and airy and offers a modern ensuite with a large walk-in shower. The family bathroom is generous in size and has a separate bath and shower.

To the rear is a fantastic sized private garden, with an extended patio area. The rest of the garden is laid to lawn.

The front garden is low maintenance with a small, grassed area and mature Red Robin hedging. The driveway offers off street parking for up to four cars alongside the single integral garage.

The Cul-de-sac will have a maintenance charge to ensure the communal areas are looked after. This is currently being set up and therefore we do not have



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AT A GLANCE

1709ft²/158.7m²

Large Detached Family Home
Living Room
Open Plan Kitchen/Diner/Snug
Cloakroom
Five Double Bedrooms
Ensuite in Master
Family Bathroom
Single Garage
Generous Rear Garden
Large Driveway

UTILITIES

All mains services are connected. The property operates on gas-fired central heating and benefits from double glazing throughout. There is Ultrafast Broadband available in the area. Some mobile providers offer limited cover so please check availability.

EPC - C

Basingstoke And Deane Council Tax Band – F

SITUATION

This wonderful family home is situated in the desirable village of Ashford Hill. The village is located just two miles from Kingsclere, seven miles from Newbury, ten miles from Basingstoke, and five miles from Aldermaston Station. The M3 and M4 motorways are both within easy reach. In the village, there is a primary school, a church, and a pub that hosts events. There are several independent schools within the vicinity

DIRECTIONS

[WhatThreeWords///frightens.transcribes.scoop](https://www.what3words.com/whatthreewords/frightens.transcribes.scoop)

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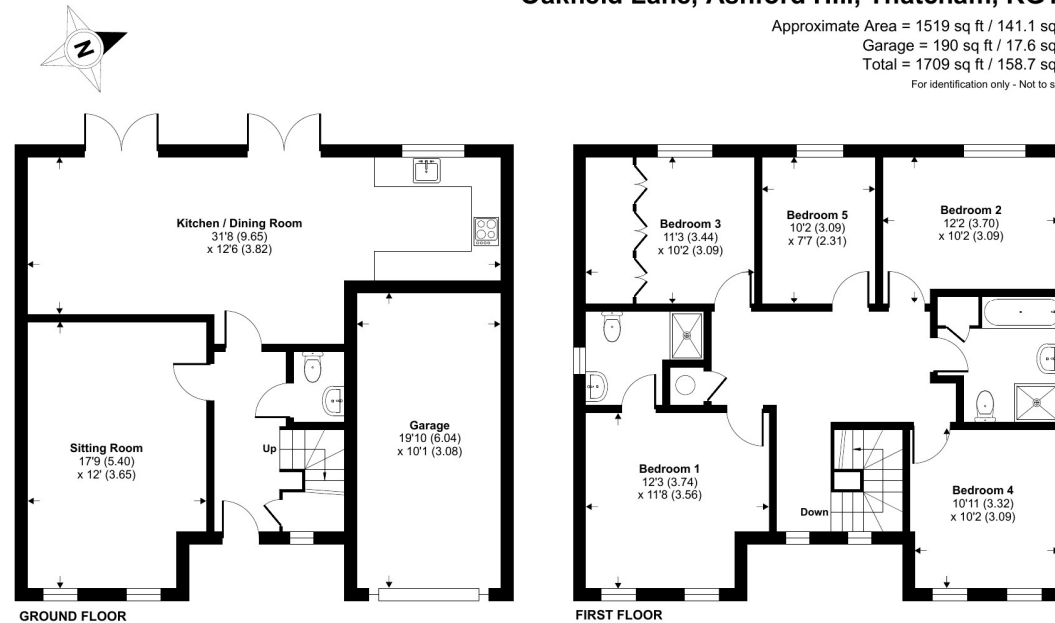
Oakfield Lane, Ashford Hill, Thatcham, RG19

Approximate Area = 1519 sq ft / 141.1 sq m

Garage = 190 sq ft / 17.6 sq m

Total = 1709 sq ft / 158.7 sq m

For identification only - Not to scale



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See things differently.