



11 DONNINGTON ELMS

NEWBURY RG14 2JF

A superbly presented apartment close to Vodafone and Waitrose.

The apartment is on the top floor and has lovely views over the Cricket Field.

There is a spacious dual aspect sitting/dining room, a well fitted kitchen/breakfast room with fitted appliances, study/ bedroom three, master bedroom with ensuite shower room, further double bedroom and a family bathroom.

There are also communal grounds and an off road parking space.

There is superfast broadband available and no known mobile coverage issues.

No onward chain



Winkworth

Approximate Floor Area = 94.3 sq m / 1015 sq ft



AT A GLANCE

1015 Square feet/ 94 Square metres
Three Bedrooms
Two bath/shower rooms
Sitting/ dining room
Study/ bedroom three
Kitchen/ breakfast room
Security entry system
Underfloor heating
Parking
Communal grounds
Views over cricket ground
No onward chain

UTILITIES

Mains water, electricity, drainage.
Electric heating.
West Berkshire Council Band C
EPC D

LEASEHOLD DETAILS

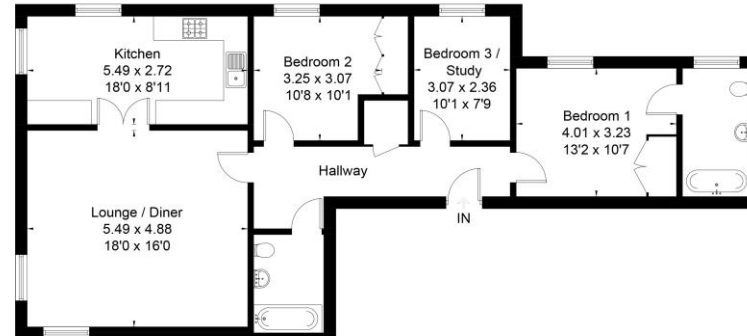
999 Year lease from 2004
Service Charge 2024 £1976
Ground rent £300 pa (Paid six monthly).
First Port are block managers
Copy lease available on request.

SITUATION

The flat is situated in an exclusive development and overlooking the Cricket Field.

DIRECTIONS

For sat nav RG14 2JF What three words///
icons.family.lovely



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Winkworth

See things differently.