



11 NASH GROVE LANE, FINCHAMPSTEAD, WOKINGHAM, BERKSHIRE, RG40 4HE
£1,100,000 FREEHOLD

Winkworth



NASH GROVE LANE

Set on a generous plot with a heated swimming pool, along one of Finchampstead's most sought after roads, this attractive and well maintained family home has come to the market for the first time since being built.

The welcoming reception hall leads through to an 'L' shaped kitchen/dining/family room which is undoubtedly the hub of this family home. The kitchen is well appointed with granite work surfaces and a range of quality integrated appliances and is accompanied by a generous utility room. Leading from the kitchen is a 25ft conservatory which also links to the lounge and has views down the garden and across the pool. The lounge has a feature stone fireplace with gas living flame fire and also gives access to the front aspect study which is fitted with a desk unit and cupboards and makes an ideal home office.

Upstairs are four family bedrooms with a modern family bathroom and en suite to the master bedroom, which also has a range of fitted furniture.

Outside there is a sweeping gravel driveway secured by a five bar gate, providing extensive parking and leading to the double garage with a loft room above.

The large rear garden is mainly laid to lawn with an impressive swimming pool and large patio area providing ample outdoor entertaining facilities. The garden is enclosed and screened by fencing and mature hedging providing a good degree of privacy.

To sum up, this is a fantastic family home and will not be available for long.

EPC: D

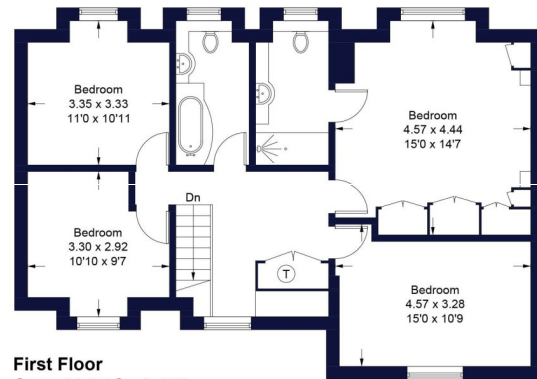






Nash Grove Lane

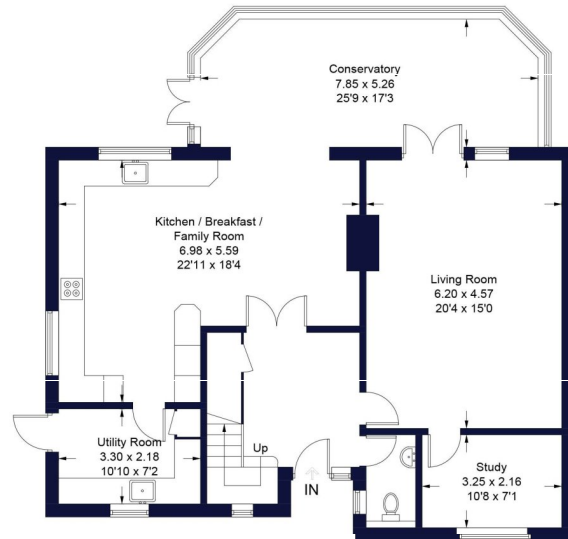
Approximate Gross Internal Area Total = 200.2 sq m / 2155 sq ft
Outbuilding = 56.5 sq m / 608 sq ft
Total = 256.7 sq m / 2763 sq ft



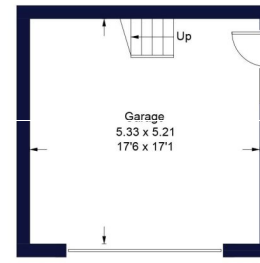
First Floor
Sq m 81.3 / Sq ft 875



First Floor
Sq m 28.6 / Sq ft 308



Ground Floor
Sq m 118.9 / Sq ft 1280



Ground Floor
Sq m 27.9 / Sq ft 300

(Not Shown In Actual Location / Orientation)

Illustration for identification purposes only, measurements are approximate, not to scale. FloorplansUsketch.com © 2024 (ID1039434)

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