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Eliot Close

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9 Eliot Close, Thatcham, Berkshire. RG18 3UG.

£289,950 Freehold



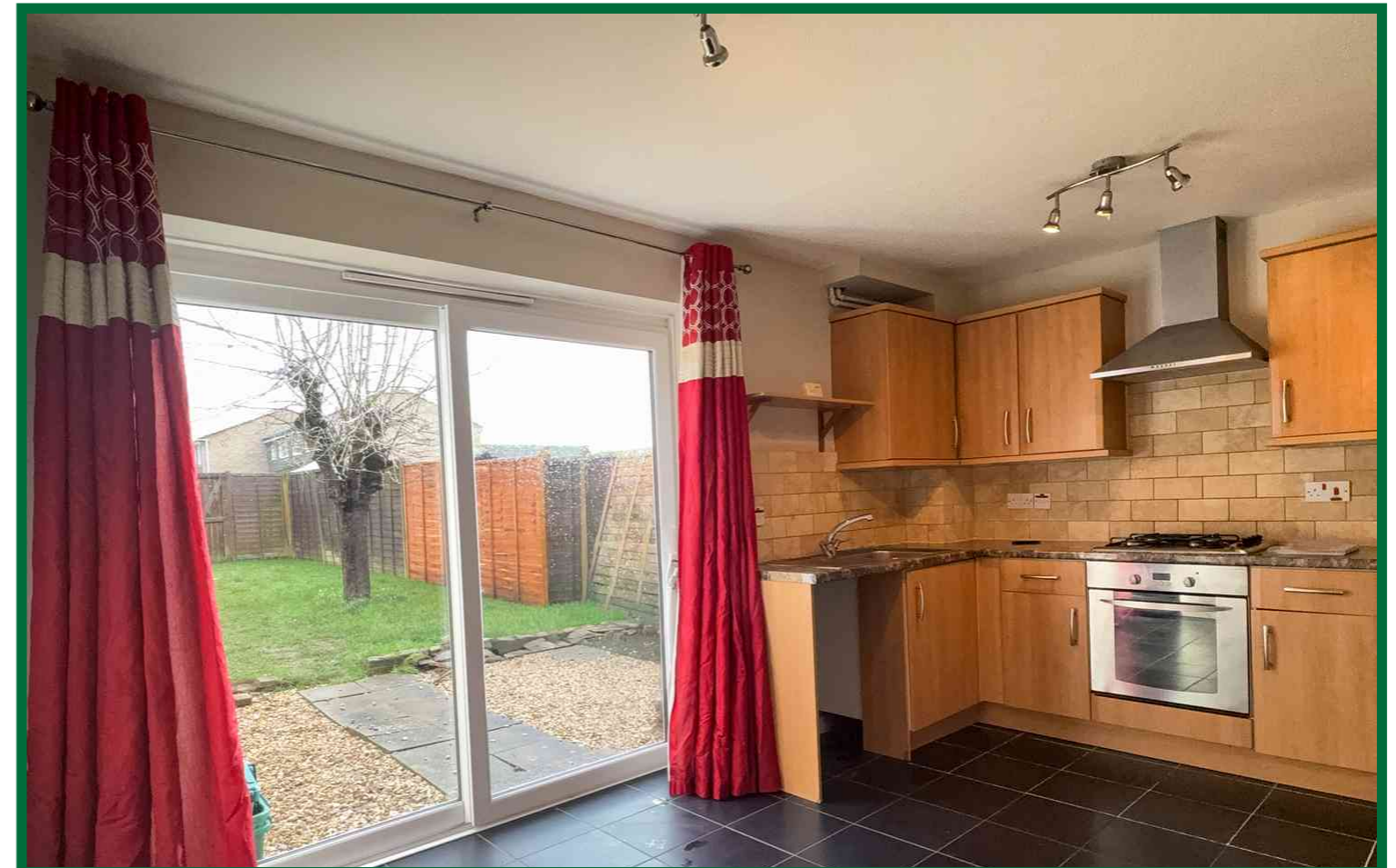
- No onward chain
- Freehold property
- Entrance porch
- Spacious lounge
- Kitchen/ diner
- Two double bedrooms
- Bathroom
- Rear garden
- Garage in a block

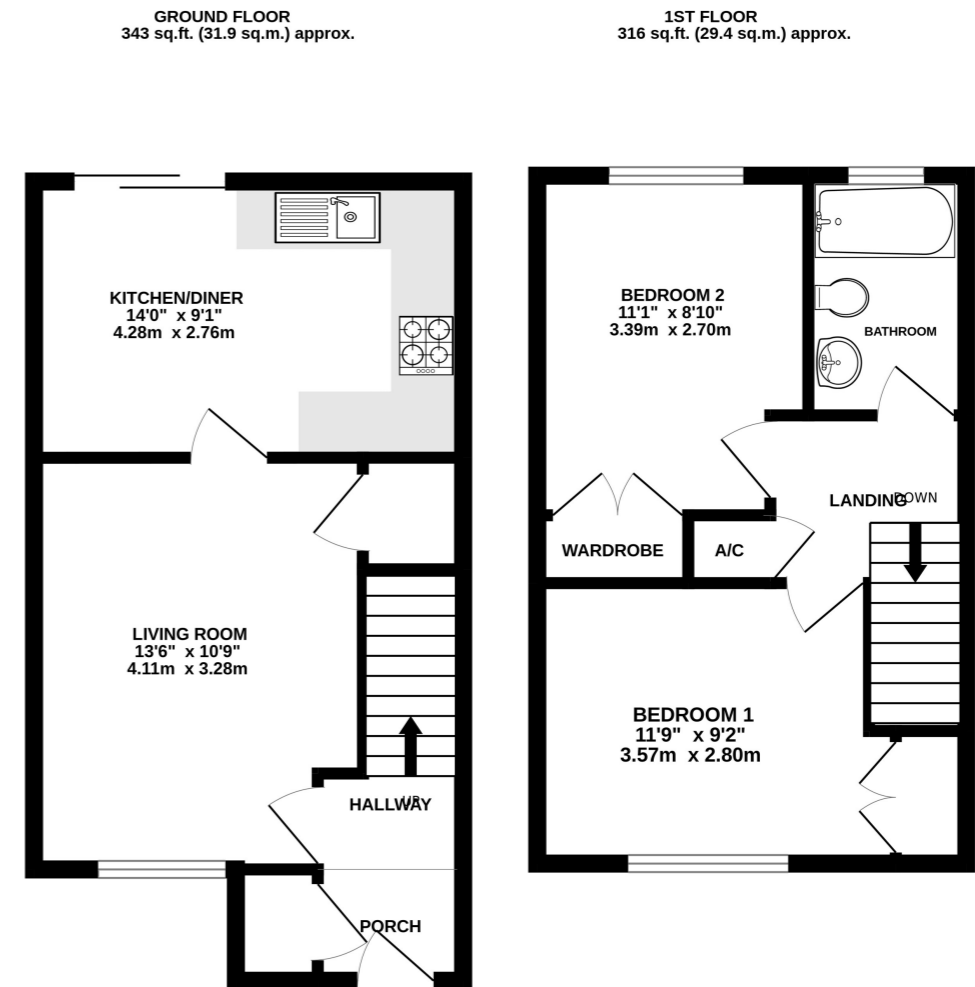
This two-bedroom house offers a fantastic opportunity for buyers looking to add value in a well-connected location. Situated close to local amenities, the property benefits from no onward chain, making for a smooth and flexible purchase.

Inside, the home features a comfortable lounge, a kitchen/diner, two bedrooms, and a family bathroom. While some updating is needed, the layout is practical and full of potential.

Outside, you'll find a nice-sized garden, ideal for relaxing or entertaining, along with a garage providing useful storage or parking.

With shops, schools, and transport links nearby, this property is perfect for first-time buyers, investors, or anyone looking to personalise a home in a popular area.





Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92+)	<b>A</b>		
(81-91)	<b>B</b>		<b>87</b>
(69-80)	<b>C</b>		
(55-68)	<b>D</b>	<b>66</b>	
(39-54)	<b>E</b>		
(21-38)	<b>F</b>		
(1-20)	<b>G</b>		
<i>Not energy efficient - higher running costs</i>			
<b>England, Scotland &amp; Wales</b>		EU Directive 2002/91/EC	

- **Electricity:** Mains Supply.
- **Heating:** Gas Central.
- **Water:** Mains Supply.
- **Sewerage:** Mains Supply.
- **Council Tax Band:** C

**TOTAL FLOOR AREA : 659 sq.ft. (61.2 sq.m.) approx.**  
 Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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