



Oxford Road, Owlsmoor, SANDHURST, Berkshire GU47 0TS

PRICE £400,000 Freehold

Jigsaw Estates are pleased to present to the market this extended end of terrace property situated in a quiet cul-de-sac position within close proximity to local schools and backing directly onto woodland.

Accommodation comprises three bedrooms, a living room, and a re-fitted kitchen which opens up into a family/dining room on the back of the house overlooking the garden. There is also a large sky lantern and patio doors which flood the back of the house with light. Further benefits include a downstairs cloakroom, re-fitted family bathroom, double glazing and gas central heating.

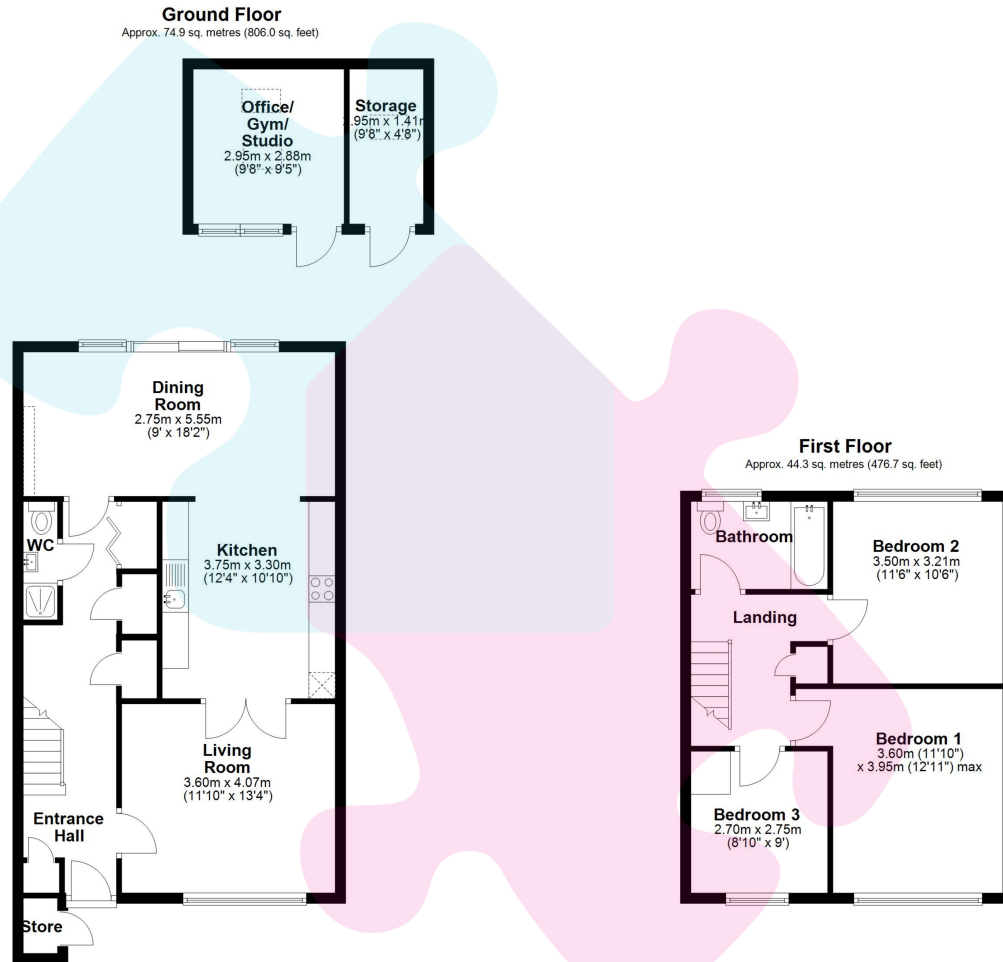
The rear garden is larger than average and offers a raised patio area, with a substantial summer house which could be used as an office or gym. There is also another workshop area to the side of the house. One of the biggest benefits is the fact that the property backs directly on to woodland and can be accessed directly from the garden. To the front there is also a sizeable garden. The garage is located in a nearby block and there are parking bays located adjacent to the properties.

The location is ideal for families with lots of local parks and schools nearby as well as being within easy reach of local amenities. The property is also close to Blackwater and Sandhurst train stations.

COUNCIL TAX BAND - C



- THREE BEDROOMS
- EXTENDED
- RE-FITTED BATHROOM
- BACKS DIRECTLY ONTO WOODLAND
- CLOSE TO LOCAL SCHOOLS & AMENITIES
- TWO RECEPTION ROOMS
- RE-FITTED KITCHEN
- CLOAKROOM
- GARAGE IN BLOCK



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+)	74	78
A		
(81-91)		
B		
(69-80)		
C	74	78
(55-68)		
D		
(39-54)		
E		
(21-38)	74	78
F		
(1-20)		
G		
Not energy efficient - higher running costs		
England, Scotland & Wales		EU Directive 2002/91/EC

