



1, Wantage Road, Great Shefford, Hungerford, Berkshire RG17 7DG  
Berkshire, £275,000

Waymark

# Wantage Road, Hungerford RG17 7DG

Berkshire

Freehold

No onward chain | Sought after village location | Generous sized plot | Potential to extend (STP) | 3 bedrooms | South facing garden

<b>Description</b>	<b>Location</b>
An exciting opportunity to purchase this three bedroom semi-detached property requiring a degree of renovation, benefiting from a generous plot and situated in the popular village of Great Shefford. The property is offered with no onward chain.	Great Shefford is a delightful village to the west of the county of Berkshire. The historic market town of Hungerford is just 5 miles south-west of the village and provides a comprehensive range of retail, leisure and educational facilities. There are good transport links with the M4 motorway only 2 miles away, and mainline rail links into London from Swindon and Reading.
Set at the end of a quiet lane overlooking fields to the front, the property provides on the ground floor; entrance lobby, kitchen/dining room, sitting room, utility/cloakroom.	<b>Viewing Information</b>
Stairs from the hall lead to the first floor where there are 3 bedrooms and a bathroom.	Viewings by appointment only please.
The property is freehold and we believe it to be connected to mains water, electricity and sewerage. There is a wood burning stove in the sitting room which we understand has a back boiler and provides heating to the property. The property does require a degree of modernisation works.	<b>Local Authority</b>
	West Berkshire District Council
	Tax Band: C

Externally to the front of the property is an area providing off-street parking. Beyond a picket style fence and gate is the garden which wraps around the side of the property and opens out to the rear, providing a large south facing garden laid mainly to lawn. There is a gate at the far end of the garden which gives convenient access into the village.

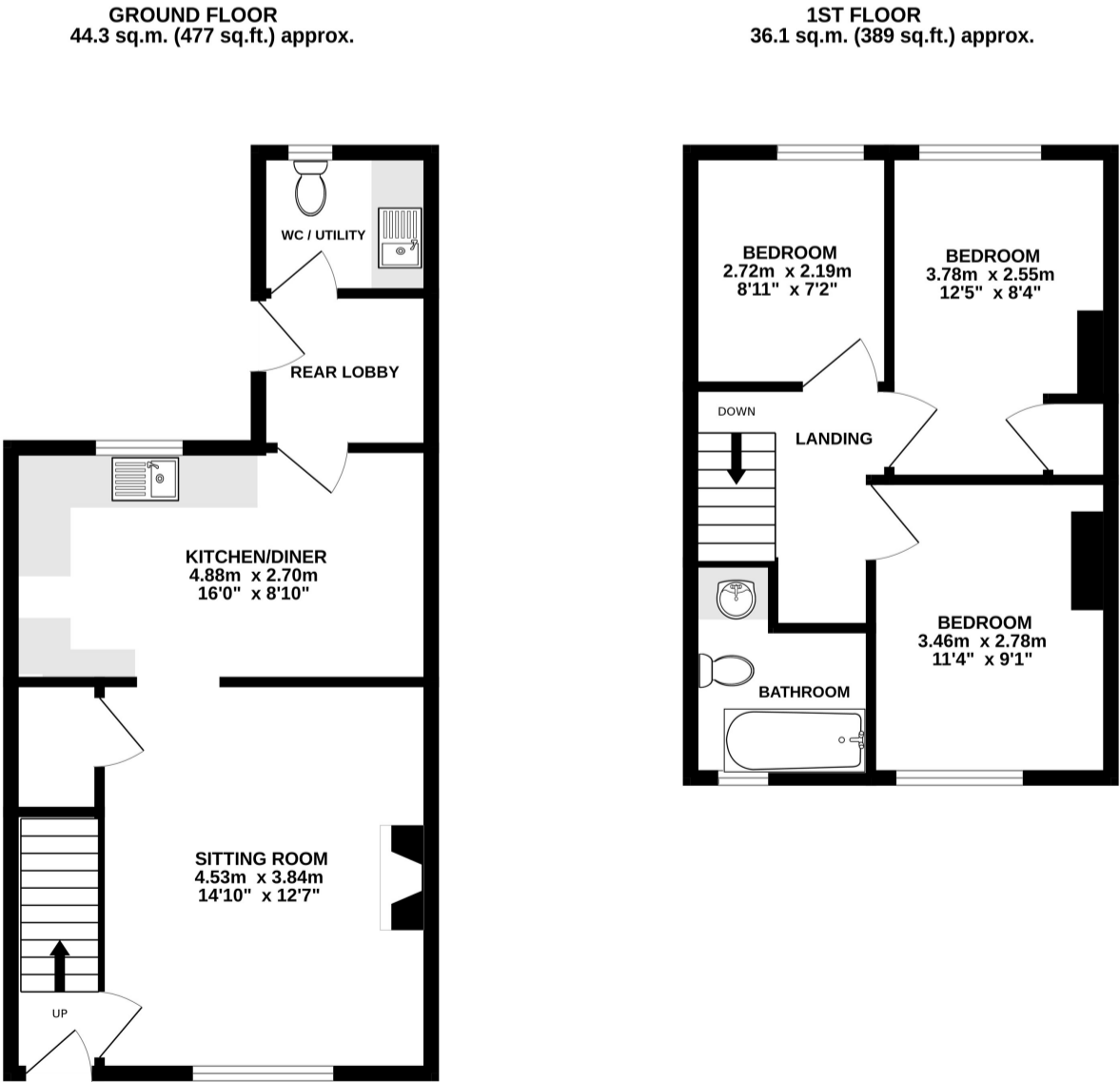


Waymark

Wantage Office

T: 01235 645645

E: [wantage@waymarkproperty.co.uk](mailto:wantage@waymarkproperty.co.uk)



1 WANTAGE ROAD GREAT SHEFFORD RG17 7DG

TOTAL FLOOR AREA : 80.4 sq.m. (865 sq.ft.) approx.

Measurements are approximate. Illustrative purposes only. Creator of plan Alpha EPC.  
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