

FOR SALE

£675,000 Freehold



3 Hillside Drive, Binfield, Berkshire. RG42 4HG

- AN EXTENDED SEMI-DETACHED HOUSE IN THE VILLAGE CENTRE
- THREE RECEPTION ROOMS
- KITCHEN/DINER WITH DOORS TO GARDEN
- CLOAKROOM & UTILITY ROOM
- FOUR DOUBLE BEDROOMS
- BEDROOM ONE WITH EN SUITE SHOWER ROOM
- FAMILY BATHROOM
- LARGE OUTBUILDING
- REAR GARDEN
- DRIVEWAY PARKING



PROPERTY DESCRIPTION

Located in Binfield Village, is this Four Bedroom Semi-Detached house, extended and improved by the current owners. This attractive home is located close to local amenities and schools. The property has Three Reception Rooms along with a spacious Kitchen/Diner, Utility Room and Cloakroom. There are Four Double Bedrooms, the main Bedroom benefitting from a modern Shower Room. There is also a Family Bathroom. To the rear is the garden with a large outbuilding, currently used as a Gym - this space could also be utilised as a Home Office or Games Room for the family. Driveway Parking is also provided.



ROOM DESCRIPTIONS

GROUND FLOOR

ENTRANCE HALL

Spacious Entrance Hall with UPVC window with front aspect, stairs to first floor, wood laminate flooring, spotlights to ceiling, radiator

STUDY

7' 7" x 7' 2" (2.31m x 2.18m)

UPVC window with front aspect, air conditioning unit, wood laminate flooring

CLOAKROOM

UPVC window with side aspect, wash basin and WC

RECEPTION

11' 11" x 13' 5" (3.63m x 4.09m)

UPVC window with side aspect, wood laminate flooring, air conditioning unit, spotlights to ceiling

UTILITY ROOM

6' 6" x 11' 11" (1.98m x 3.63m) UPVC window with rear aspect and door to side of property, preparation surface and sink with cupboards under, space for washing machine and dryer, gas fired boiler

KITCHEN/DINER

19' 2" x 11' 0" (5.84m x 3.35m)

UPVC window with rear aspect, French doors leading to rear garden, range of eye level cupboards, Corian work surface and breakfast bar with drawers and cupboards under, one and a half bowl sink with mixer tap and drainer, five ring gas hob, eye level double oven, integrated dishwasher, space for American style fridge, extractor fan, tiled floor, spotlights to ceiling

LIVING ROOM

13' 0" x 20' 10" (3.96m x 6.35m)

UPVC bay window with front aspect, wood laminate flooring, air conditioning unit, two radiators

FIRST FLOOR

BEDROOM ONE

11' 11" x 13' 4" (3.63m x 4.06m)

UPVC window with rear aspect, double panel radiator, air conditioning unit, door to en-suite shower room

EN SUITE SHOWER ROOM

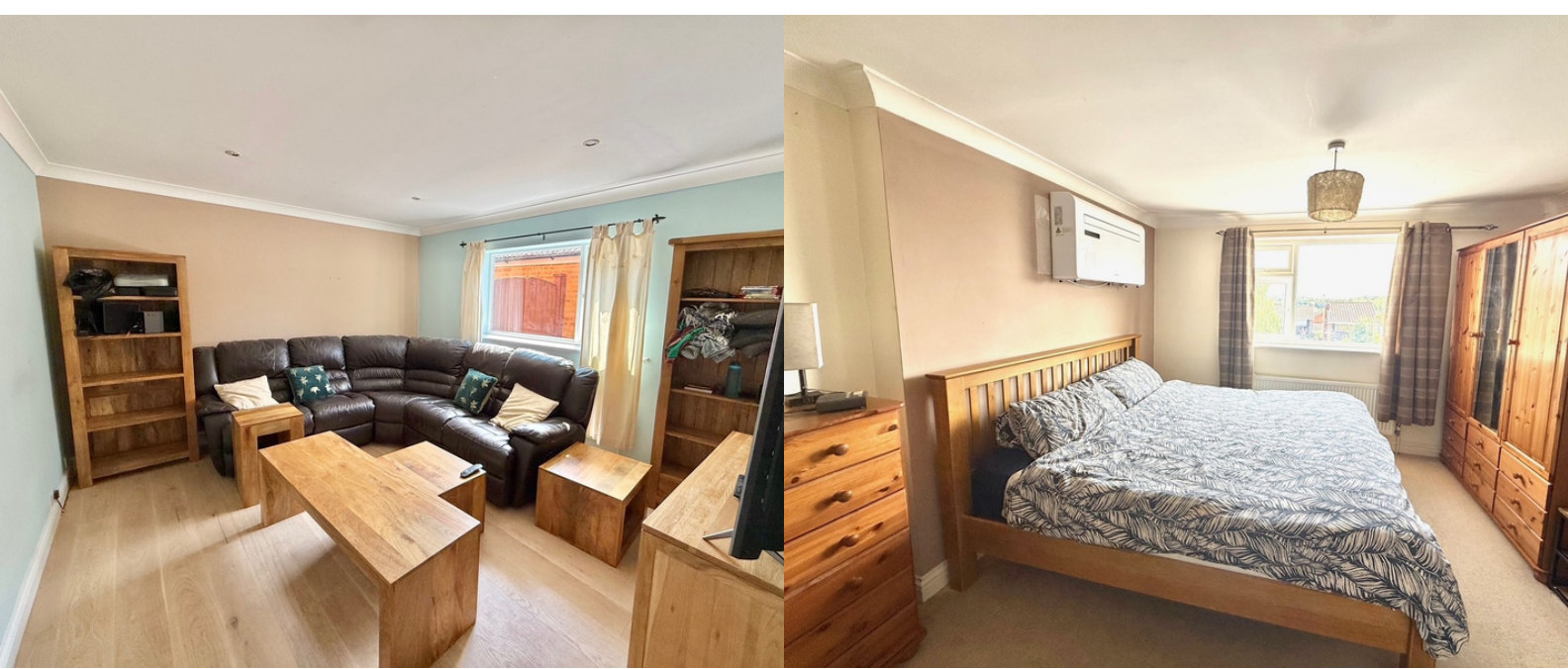
UPVC window with side aspect, large walk in shower with glazed surround and rainfall shower, wash basin, WC, tiled floor, spotlights to ceiling, chrome heated towel rail

BEDROOM TWO

12' 3" x 11' 6" (3.73m x 3.51m)

UPVC window with front aspect, radiator

BEDROOM THREE



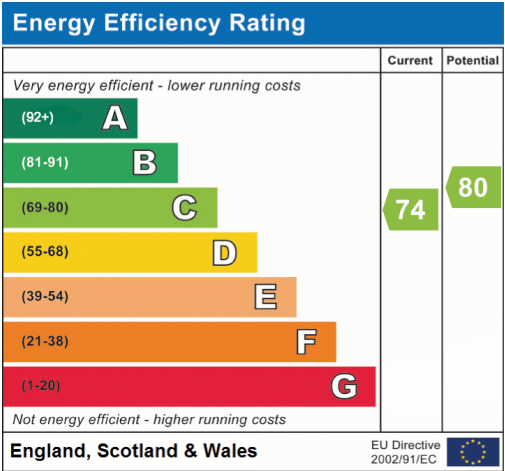
FLOORPLAN & EPC



3, Hillside Drive, Binfield, Bracknell, RG42 4HG



Total Area: 193.1 m² ... 2078 ft²
All measurements are approximate and for display purposes only



Binfield
Forest Road, Binfield, Bracknell, RG42 4HP
01344 306010
post@keith-gibbs.co.uk