



21 Arkwright Drive, Bracknell, Berkshire. RG42 1FX

- LOUNGE
- DINING ROOM
- CONSERVATORY
- KITCHEN
- THREE BEDROOMS
- FAMILY BATHROOM
- UPVC DOUBLE GLAZED WINDOWS
- REAR GARDEN WITH SUMMERHOUSE
- DRIVEWAY PARKING
- COUNCIL TAX BAND "D"



PROPERTY DESCRIPTION

A well presented, three bedroom detached house located on this popular development within easy reach of Bracknell town centre and mainline train station. The property is being sold with the benefit of no onward chain



ROOM DESCRIPTIONS

GROUND FLOOR

ENTRANCE HALL

With UPVC front door, stairs to first floor, wood laminate flooring, single panel radiator with cover

LOUNGE

4.63m x 3.71m (15' 2" x 12' 2")

UPVC leaded window with front aspect, single panel radiator, arch to dining room, TV and telephone points

DINING ROOM

2.46m x 2.72m (8' 1" x 8' 11")

With patio doors to conservatory, door to kitchen, single panel radiator with cover

CONSERVATORY

3.61m x 3.03m (11' 10" x 9' 11")

Of UPVC and glass construction with doors to garden

KITCHEN

3.03m x 2.21m (9' 11" x 7' 3")

UPVC window with rear aspect, range of eye level cupboards with built-in extractor fan, preparation surface with tiled splashback, electric hob and oven, single bowl sink with mixer tap and drainer, space and plumbing for dishwasher, further preparation surface with cupboards under, door to garage

FIRST FLOOR

LANDING

Doors to all bedrooms and bathroom, access to loft, door to airing cupboard

BEDROOM ONE

4.29m x 2.74m (14' 1" x 9' 0")

UPVC leaded window with front aspect, range of fitted units incorporating wardrobes and over bed cupboards, dressing table and drawers, single panel radiator

BEDROOM TWO

3.07m x 2.77m (10' 1" x 9' 1")

UPVC window with rear aspect, single panel radiator

BEDROOM THREE

2.74m x 1.92m (9' 0" x 6' 4")

UPVC leaded window with front aspect, built in cupboard, single panel radiator

FAMILY BATHROOM

UPVC window with rear aspect, white suite comprising bath with electric shower over, wash basin with cupboard under and WC, chrome heated towel rail

OUTSIDE

GARAGE/UTILITY

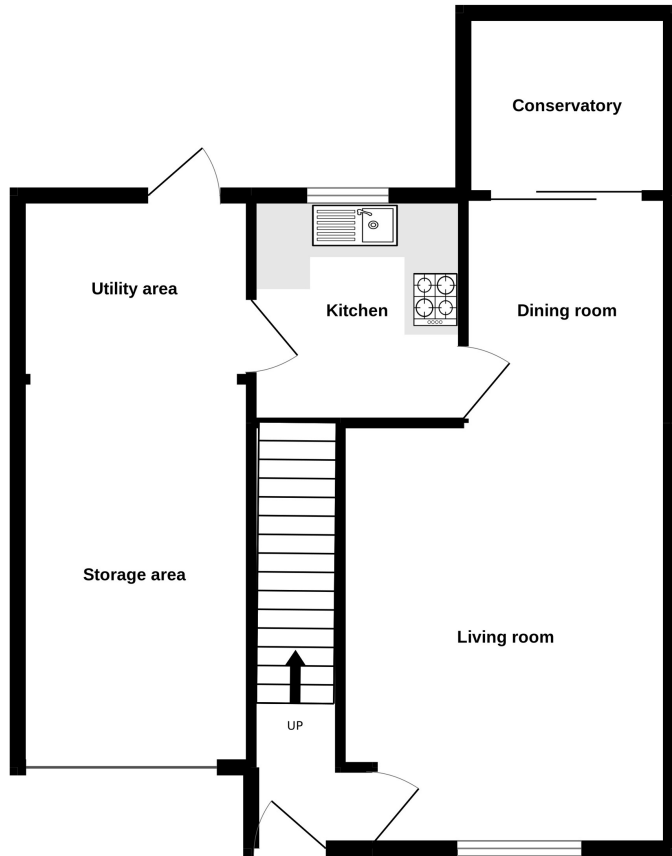
5.17m x 2.49m (17' 0" x 8' 2")

With an up and over door, light and power, one end of the garage is currently used as a utility room with shelves and preparation surface with cupboards under. There is space

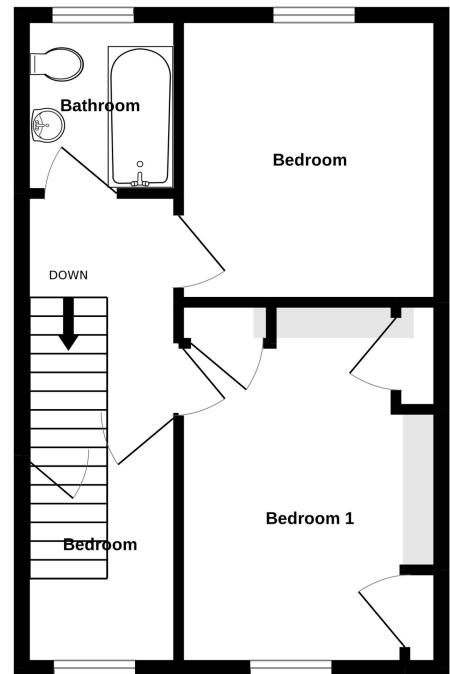


FLOORPLAN & EPC

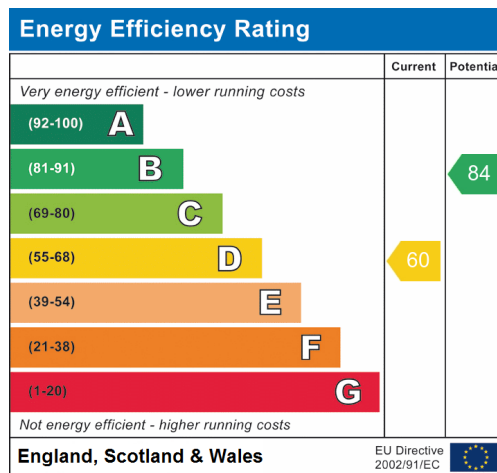
Ground floor



1st floor



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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