

30, Opal Way Wokingham RG41 3UL



- Wokingham Borough Council Tax Band D £2,044.49

£415,000 Freehold

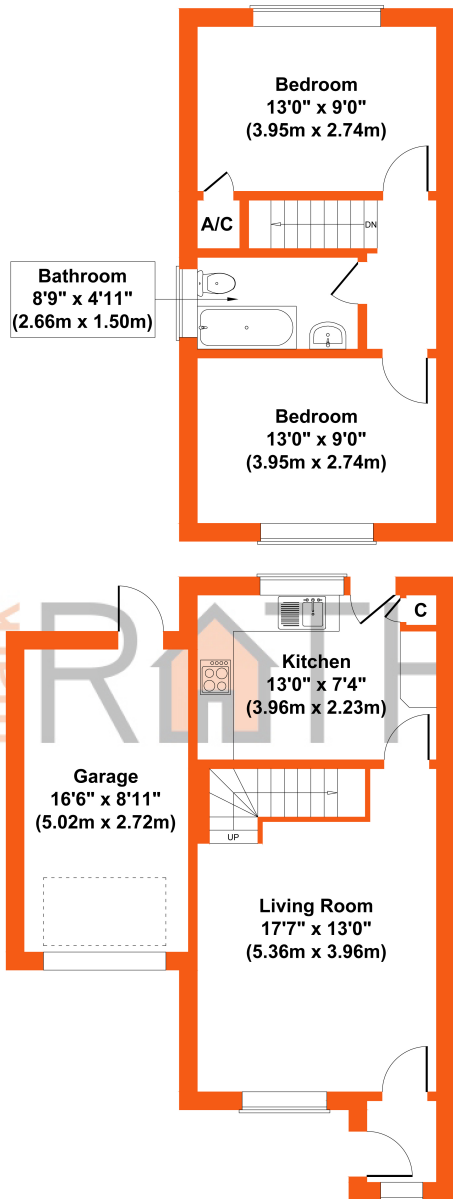


This two bedroom semi detached property is situated in the sought after area of Woosehill, the accommodation which amounts to 720 sq f. + garage comprises: good sized living room, kitchen which overlooks the very good sized wider than average east facing rear garden. To the first floor are two identically sized double bedrooms and a family bathroom. The property is in the catchment area to Hawthorne's primary school, and there are beautiful woodland walks and a selection of play parks which are within walking distance. To the front of the property there is driveway parking for 2 cars leading to a single garage.

For the commuter there is nearby bus stops, roughly 1.5 miles to both Winnersh and Wokingham train station and the newly regenerated Wokingham town centre and all of







Approx. Gross Internal Floor Area 720 sq. ft. (66.9 sq. m.)

SKETCH PLAN FOR ILLUSTRATIVE PURPOSES ONLY

All measurements walls, doors, windows, fittings and appliances, their sizes and locations, are approximate only.

They cannot be regarded as being a representation by the seller, nor their agent.

Produced by The Plan Portal 2022

These particulars have been prepared in good faith to give a fair overall view of the property; they do not constitute an offer and will not form part of any contract. We make no representation about the conditions of the property nor that any services or appliances are in good working order; this should be checked by your surveyor. Furthermore, you should not assume that any items or features referred to in these particulars or shown in the photographs are included in the sale price. Your solicitor should check this as part of the normal conveyancing process.

