



Dene Way

Cricketts



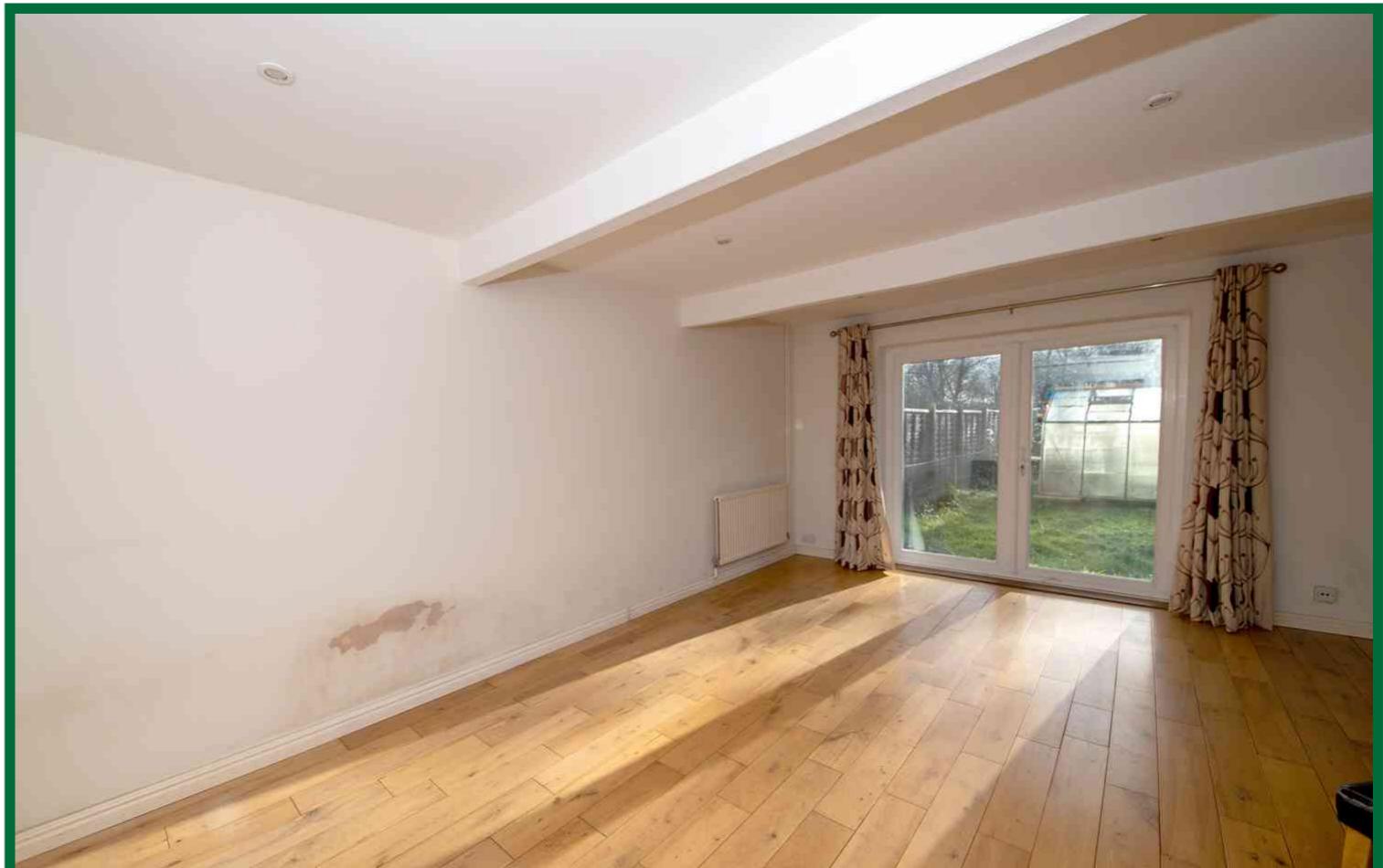
Set within one of Donnington's most desirable residential locations, this three bedroom semi-detached family home is offered for sale with NO ONWARD CHAIN and presents a rare opportunity to acquire a property of considerable potential in a truly enviable setting.

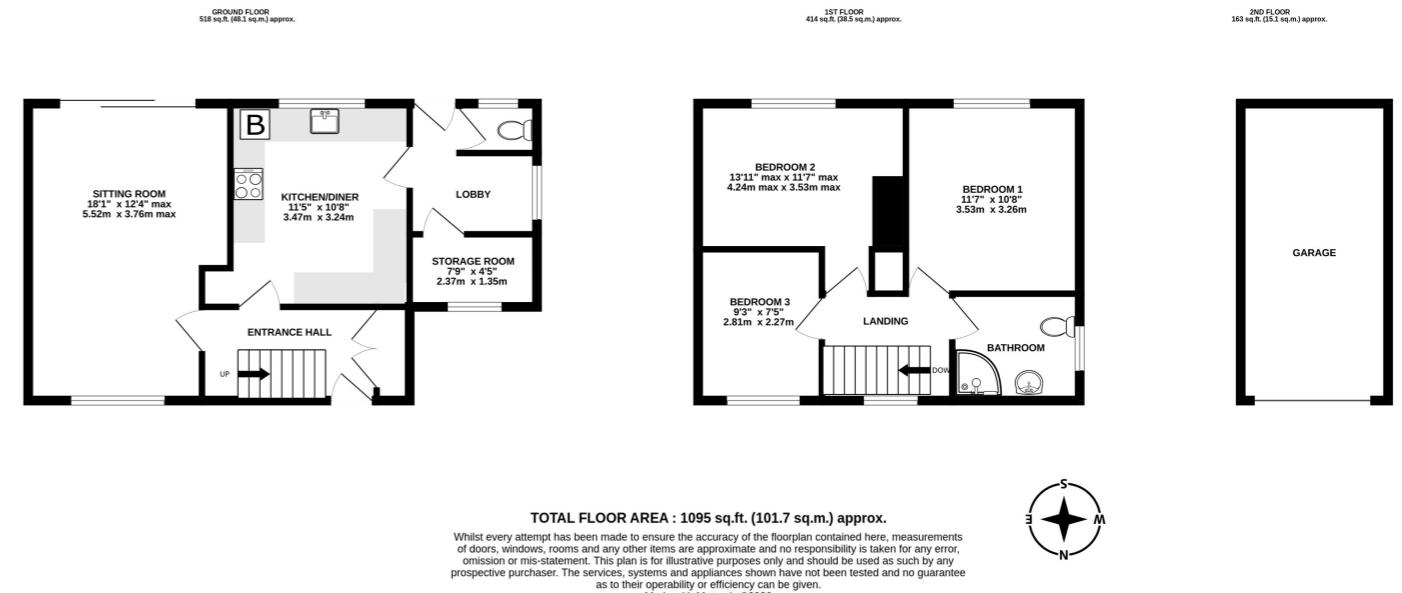
The property is approached through a traditional five-bar gate, opening onto an expansive driveway providing generous off-road parking for multiple vehicles. Occupying a substantial corner plot, the home now offers scope for thoughtful modernisation and extension, subject to the necessary planning consents, allowing a purchaser to create a bespoke family residence.

The accommodation is well proportioned and light-filled throughout. An entrance hallway leads to the kitchen, which in turn opens into an outhouse incorporating a gardener's WC and storage cupboard, presenting excellent potential for conversion into a stylish utility room. The impressive lounge/dining room spans the depth of the property and benefits from dual-aspect windows, creating a wonderfully bright and elegant space ideal for both family living and entertaining. To the first floor, the property offers two generous double bedrooms, a well-proportioned single bedroom and a shower room.

Externally, the property enjoys the advantages of its generous corner plot, with gated rear access leading directly onto a peaceful wooded area. A gently meandering stream along the rear boundary provides a particularly attractive natural backdrop, enhancing the sense of privacy and tranquillity.

- NO ONWARD CHAIN
- Set behind five bar gate
- Semi detached family home
- Spacious lounge
- Kitchen/ breakfast room
- Cloakroom and storage room
- Three double bedrooms
- Family bathroom
- Ample driveway parking
- Full of potential





- **Electricity:** Mains Supply.
- **Heating:** Gas Central.
- **Water:** Mains Supply.
- **Sewerage:** Mains Supply.
- **Council Tax Band:** C



ABOUT US: We are a well-established, independent and highly-regarded, family run estate agency based in Newbury. Offering a bespoke service to suit your individual needs, we get results.

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