



17 Bledlow Close, Newbury, Berkshire, RG14 6RX

Freehold

Guide Price **£550,000**

 **jones robinson**
— SIMUL MOVERE —



Situated in sought-after Wash Common, this spacious four-bedroom detached home offers generous accommodation, a peaceful cul-de-sac setting and an impressive corner-plot garden. Further benefits include a driveway, garage/home office and sought-after school catchments for Falkland Primary School and Park House School.

- Spacious family home
- Sought-after Wash Common location
- Four bedrooms
- Two reception areas
- Impressive corner-plot garden
- Conservatory
- Private driveway
- Converted garage/home office
- Quiet cul-de-sac
- Desirable school catchments

SITUATION

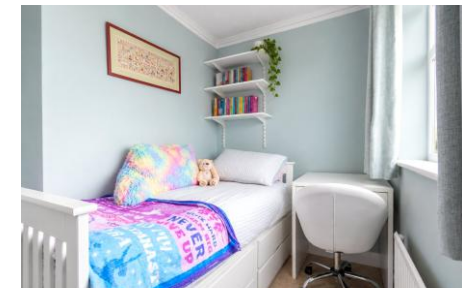
Wash Common offers local amenities, including two mini supermarkets and a public house, along with popular school catchments for Falkland and Park House schools. Newbury provides excellent shopping, leisure and educational facilities, a direct rail service to London Paddington and easy access to the A34 and M4, making it well placed for commuters.

DESCRIPTION

There is an immediate sense of space and practicality to this well-presented detached family home, quietly positioned within a cul-de-sac in the sought-after Wash Common area of Newbury. Occupying a generous corner plot, the property benefits from ample outdoor space, a private driveway and a garage, partially converted to provide a useful home office.

Inside, the accommodation has been thoughtfully arranged for modern family living. The principal reception room is bright and well proportioned, while a second reception area offers flexibility for dining, working from home or additional living space. The kitchen connects naturally with the adjoining dining and living areas, creating an excellent flow through the ground floor and towards the garden.

Upstairs, four bedrooms provide plenty of flexibility for family, guests or home working, complemented by a family bathroom.



OUTSIDE

Outside, the property occupies an impressive corner plot, with a generous garden featuring a good balance of lawn and established planting. A private driveway and garage provide valuable off-road parking and additional storage.

SERVICES & MATERIAL INFORMATION

All mains services are connected, and the property operates on gas fired central heating. Council Tax Band: E
EPC Rating: D

What3words: energetic.eggs.tamed



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Jones Robinson

118 Bartholomew Street
 Newbury
 RG14 5DT
 01635 35010

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