



**8 CENTURY DRIVE, SPENCERS WOOD, READING, BERKSHIRE, RG7 1PE
£550,000 FREEHOLD**

**LOCATED WITHIN A CUL-DE-SAC WITHIN THE POPULAR VILLAGE
LOCATION OF SPENCERS WOOD IS THIS THREE BEDROOM LINK-
DETACHED FAMILY HOME WHICH IS OFFERED TO THE MARKET WITH
NO ONWARD CHAIN COMPLICATIONS**

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DESCRIPTION:

Situated in a sought-after area of the village, this attractive three-bedroom link detached property offers well-balanced living space ideal for families or professionals alike.

On the ground floor, the property features a welcoming reception room to the front and a bright and airy kitchen/dining room spans the width of the rear with sliding doors leading in to the conservatory. There is also a ground floor cloakroom off the hallway.

Upstairs, there are three well-proportioned bedrooms, including a generous master bedroom with en-suite shower room and fitted wardrobes. A separate family bathroom serves the remaining two bedrooms.

Externally, the property benefits from a large rear garden, driveway parking and a garage and overlooks a park to the front.

Providing easy access to local, bus routes and local amenities such as the Lidl in Shinfield and the Shinfield Garden Centre, the house is approximately 5.3 miles from Reading Town Centre and a short distance from the M4 Motorway J11.

NB please note the sellers of this property have a family connection to an employee of Winkworth Wokingham.

AT A GLANCE

- Village location overlook a green
- 3 bedroom link detached
- Replacement UPVC double glazed windows
- Conservatory
- Large rear garden
- Council tax band E Wokingham
- Ultrafast Broadband 1800 Mbps
- Satellite /Fibre TV available BT, Sky & Virgin
- Mobile coverage O2, Three, Vodafone & EE
- No Onward Chain



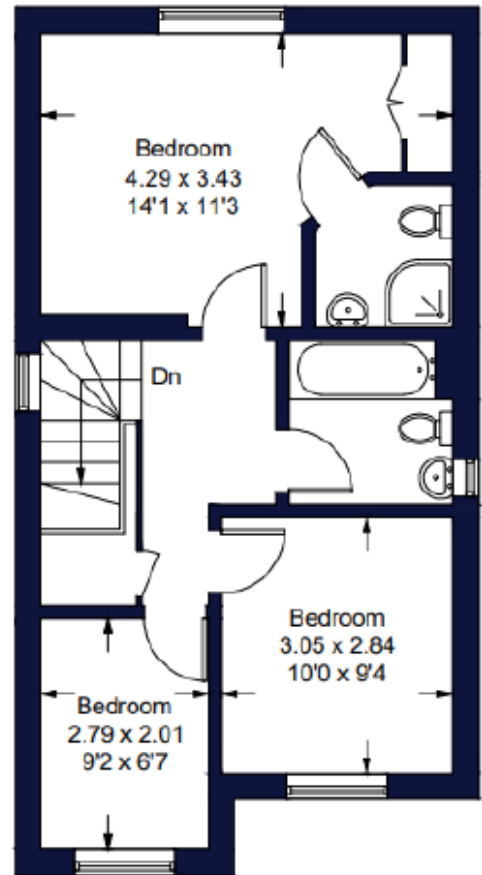
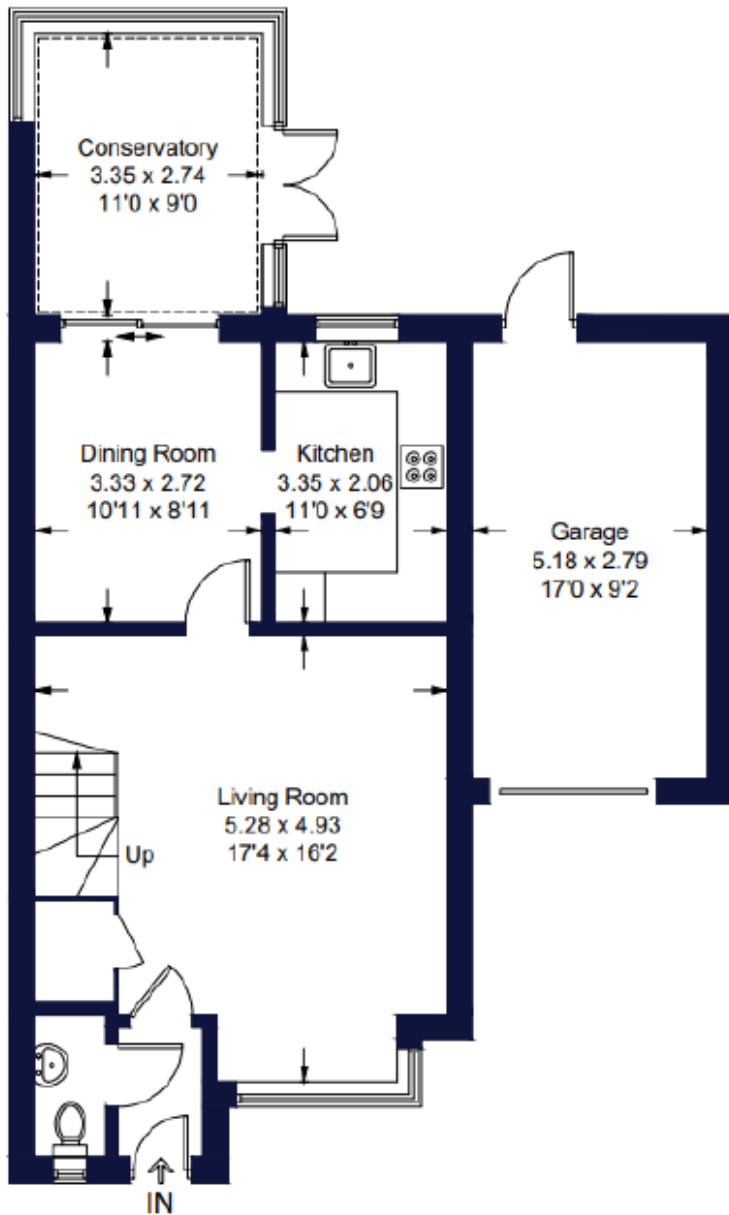
Century Drive

Approximate Gross Internal Area = 99.5 sq m / 1071 sq ft

Garage = 14.7 sq m / 158 sq ft

Total = 114.2 sq m / 1229 sq ft

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This floorplan is for illustration purposes only and is not to scale. The position and size of doors, windows, appliances and other features are approximate.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

72 C

84 B

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