



FLAT 14 HILLVIEW PLACE
West Street, Newbury

Carter Jonas

FLAT 14 HILLVIEW PLACE WEST STREET NEWBURY RG14 1BF

- Newbury town and station within walking distance
- M4 (J13) 3 miles

Communal entrance hall with colour TV security entry phone system · private front door · large entrance hall with airing cupboard · spacious kitchen/sitting room · high specification kitchen with integrated appliances · 2 double bedrooms including a principal suite with en suite shower room · bathroom · gas central heating · double-glazing · private parking for 1 car · additional visitor parking available · no ongoing chain · Energy Rating B

SITUATION

Newbury town offers a good selection of shops and supermarkets. There are plenty of restaurants, cafés, public houses and leisure facilities, including Newbury Racecourse, the attractive Kennet & Avon canal, Vue cinema, Corn Exchange and Watermill theatres. There are arts and sports centres, health and golf clubs, a bowls club, museums and an outdoor market on Thursdays and Saturdays. There are well regarded schools for all age groups and Newbury College, with its campus to the south of the town. There is excellent access to the major road routes of A34 and M4 and the mainline rail station to London (Paddington).

DESCRIPTION

The apartment is beautifully presented and built to a high specification by well-regarded builders, Bewley Homes. Hillview Place is an extremely desirable development built in 2014 benefits from a desirable location just off West Street in the town centre. The front door leads to an entrance hall with airing cupboard and through to a large sitting room and beautifully finished open plan kitchen.

A SUPERBLY PRESENTED FIRST FLOOR APARTMENT WITH 2 BEDROOMS AND 2 BATHROOMS BUILT TO AN EXTREMELY HIGH STANDARD BY BEWLEY HOMES. SUPERBLY LOCATED IN THIS MODERN TOWN CENTRE DEVELOPMENT WITH PRIVATE PARKING AND NO ONGOING CHAIN.



There are 2 double bedrooms including a principal bedroom with built in wardrobes and en suite shower room, the accommodation is completed by a fantastic main bathroom in classic white.

OUTSIDE

There is a parking area with private parking for this particular apartment with the town centre in Northbrook Street moments away.

ADDITIONAL INFORMATION

Tenure: Leasehold 125 years from 2015. Service Charge is £1,620 per annum. Ground Rent is £300 per annum

Services: Mains water, electricity and drainage, gas central heating

Local Authority: West Berkshire Council – 01635 551111

Council Tax: Band C

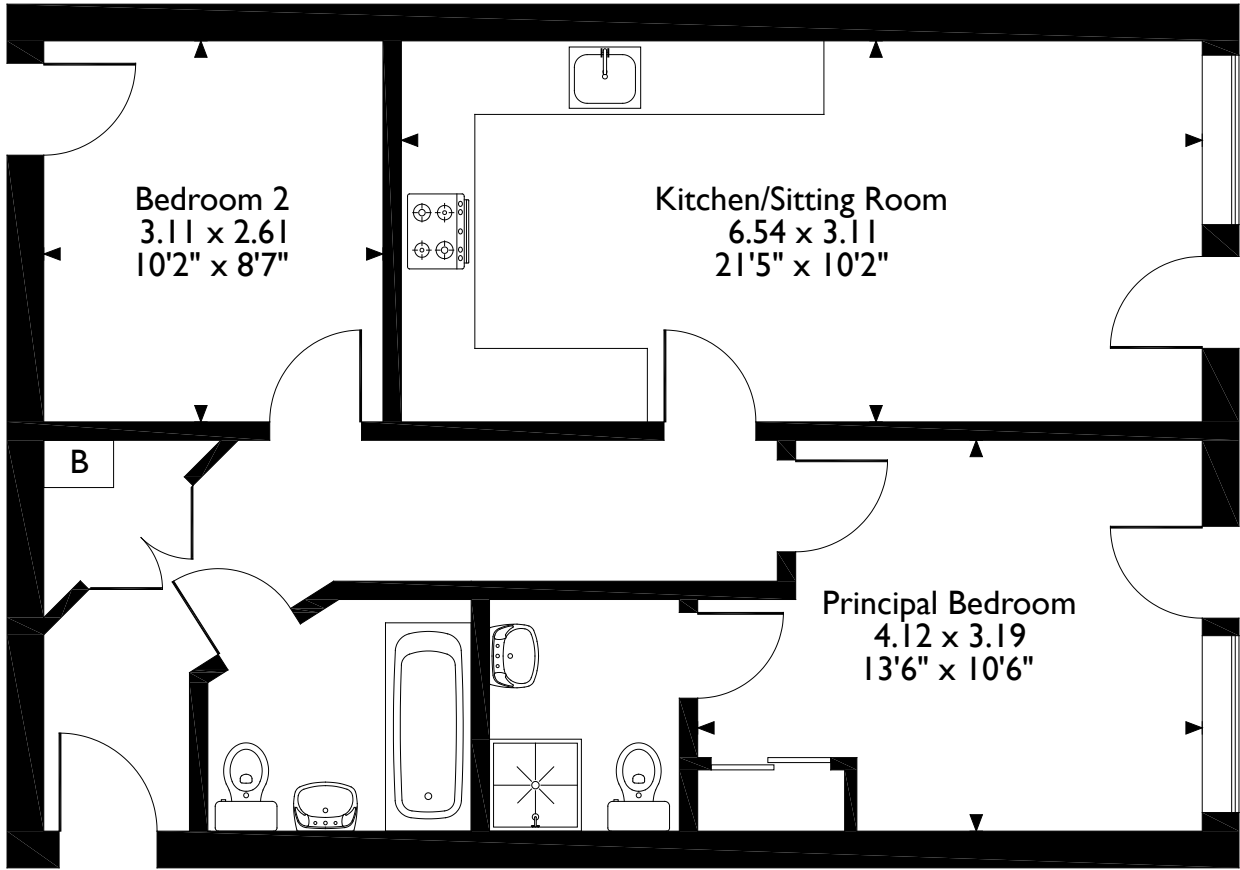
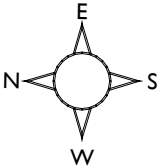
Viewing: By prior appointment through the Newbury office 01635 263010

Directions: Please use post code RG14 1BF

West Street is located off Northbrook Street within the town centre. Hillview Place can be found on the left hand side as you walk away from the town.



Flat 14 Hillview Place, West Street, Newbury
 Approximate Gross Internal Area
 61 Sq M/657 Sq Ft



Please note that the location of doors, windows and other items are approximate and this floorplan is to be used for illustrative purposes only. Unauthorized reproduction is prohibited.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		
(81-91) B	85	85
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales		
EU Directive 2002/91/EC		

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IMPORTANT INFORMATION

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