



UPPER GREEN, INKPEN, RG17 9QJ
£4,250 per month*

Carter Jonas

INKPEN, HUNGERFORD, BERKSHIRE, RG17 9QJ

Beautifully refurbished characterful farmhouse in sought after Inkpen village.

- 5 BEDROOMS
- 3 BATHROOMS
- 4 RECEPTIONS
- OIL CENTRAL HEATING
- GARAGE

THE PROPERTY

Flexible and ample accommodation, retaining much character.

Entrance hall, front facing sitting room with open fire and views over paddocks, second double aspect reception room with decorative inglenook fireplace, newly fitted quality kitchen with electric range and dishwasher. Breakfast room leading to a further reception room with patio doors to the rear terrace.

Useful storage room, rear hallway, boot room/utility with side access and cloakroom.

The first floor incorporates a guest bedroom with ensuite shower and wardrobes, a principal bedroom with an ensuite, 2 further double bedrooms and family bathroom.

Stairs rise to the 5th bedroom on the 3rd floor.

Surrounding gardens backing onto paddocks, driveway parking and garage. Paddock and stable available by separate negotiation.

Inkpen is a sought-after scattered village in West Berkshire, surrounded by particularly attractive and unspoilt countryside, with good opportunities for riding and walking. It is within 2 miles of Kintbury with its excellent local shops and main line railway station, whilst the market town of Hungerford is within 4.5 miles. Newbury with main line station (Paddington 40 minutes) is within 9 miles, whilst Junctions 13 and 14 of the M4 Motorway are within 11 and 8 miles respectively.



Available for an initial 12 month tenancy or longer.

EPC Rating D. Council Tax Band G (West Berks Government website for current cost)

Mains electric and water, septic tank drainage and oil central heating.

Internet & Mobile: Further information on availability and speeds can be found on the Ofcom website.

At a rent of £4250 per calendar month: Holding deposit of 1 week's rent £908.00, Security deposit of 5 weeks rent £4903.00

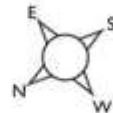
ADDITIONAL INFORMATION

Offers	Available for a minimum term of 12 months longer terms will be considered
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Viewing	Strictly by appointment
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Approximate Gross Internal Area
244 Sq M/2627 Sq Ft



Ground Floor



First Floor



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



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