

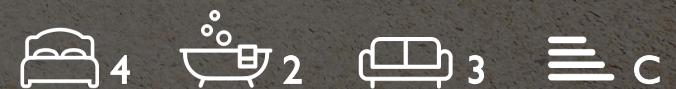
WE VALUE



YOUR HOME



Watlington Road, Benson
£650,000

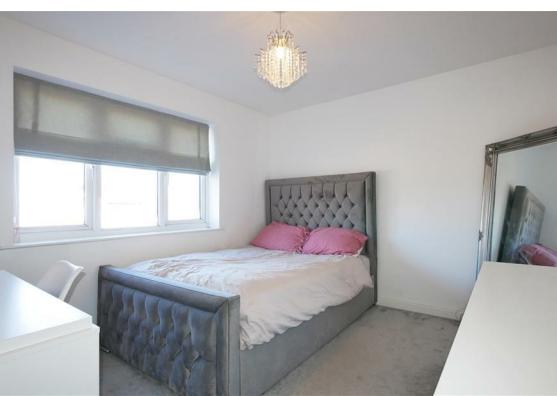
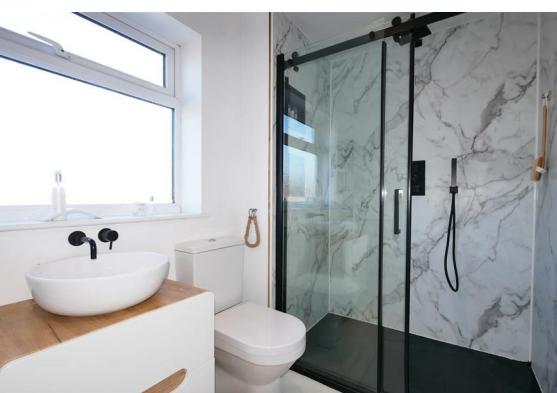


Offered for sale with no onward chain, this beautiful property impresses from the moment you step through the front door, with elegant décor and meticulous attention to detail throughout. The accommodation flows effortlessly from room to room, with the open-plan kitchen/diner a real showstopper, featuring a central island and bi-folding doors opening onto the west-facing rear garden—perfect for family life and entertaining.

A generous lounge with a cosy log burner, a separate study, and a practical utility/cloakroom complete the ground floor. Upstairs, there are four well-proportioned bedrooms, including a principal bedroom with en-suite, alongside a stunning bespoke family bathroom.

Externally, the property benefits from ample off-street parking on the driveway. This exceptional home is a must-see for anyone seeking a family property in this popular village.





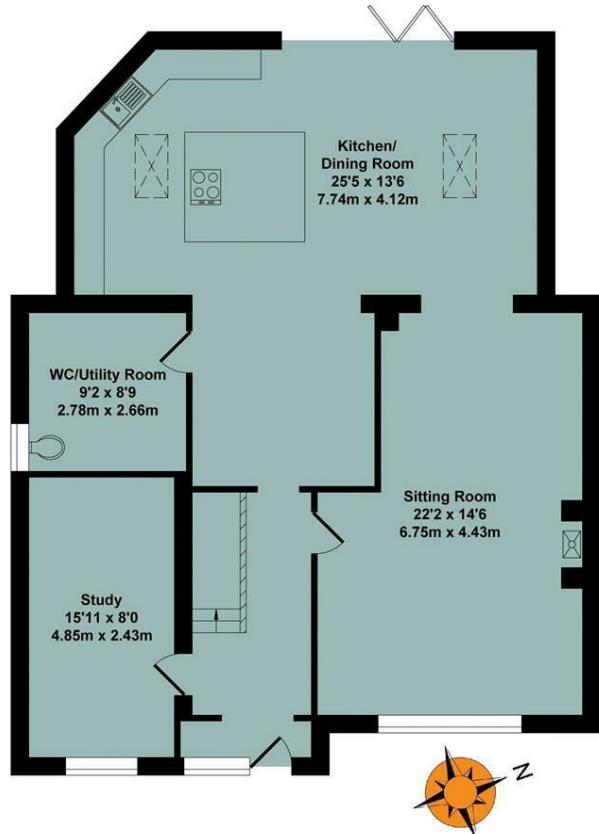
- OFFERED WITH NO ONWARD CHAIN
- BEAUTIFULLY PRESENTED WITH A HIGH END INTERIOR
- OPEN PLAN KITCHEN/DINER WITH BI-FOLDING DOORS
- EN-SUITE TO BEDROOM ONE
- UTILITY/CLOAKROOM & STUDY
- BESPOKE BATHROOM & EN-SUITE
- LANDSCAPED WEST-FACING REAR GARDEN
- GENEROUS LOUNGE WITH LOG BURNER
- AMPLE OFF-STREET PARKING

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

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
EU Directive 2002/91/EC			
England & Wales			

Energy Efficiency Graph

Floor Plan

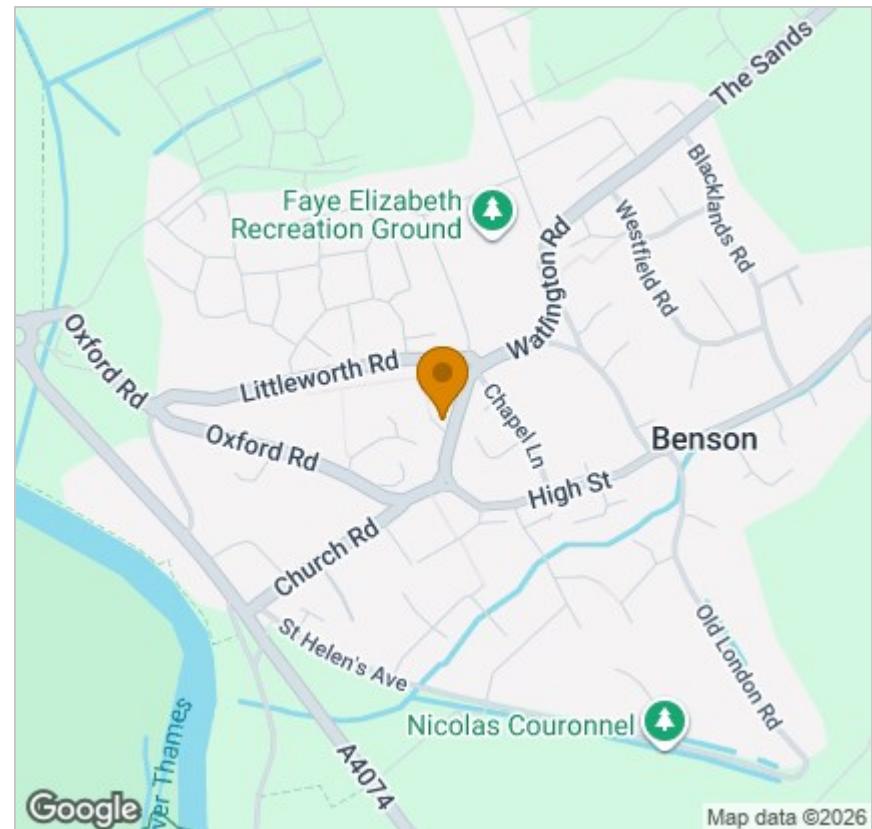


Total Approx. Floor Area 1066 Sq.Ft. (99.0 Sq.M.)

All items illustrated on this plan are included in the "Total Approx Floor Area"

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate no responsibility is taken for any error, omission, or misstatement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser.
The Services Systems and appliance shown have not been tested and no guarantee as to their operability or efficiency can be given.

Area Map



Viewing

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if you wish to arrange a viewing appointment for this property or require further information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

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