



Barkham ride, Wokingham

- No Onward Chain!
- 45x20ft
- Two double bedrooms
- Over 45s
- Seperate Large Living Room

- Private Gated Community
- Ensuite
- Private Driveway
- Open Plan Kitchen Diner
- 24/7 CCTV

Guide Price £315,000

Tenure: Freehold

HUNTERS®
HERE TO GET *you* THERE

Barkham ride, Wokingham

DESCRIPTION

Stunning 2-Bedroom Detached Park Home with Private Garden & Study

This beautifully presented 2 double bedroom detached park home offers the perfect blend of modern comfort and stylish living. Just 2 years old and immaculately maintained, this spacious 45x20ft home is situated in a peaceful setting and offers exceptional living space throughout.

Step inside to discover a bright and airy open-plan kitchen/diner, perfect for entertaining or enjoying everyday life. The contemporary kitchen is well-equipped and flows seamlessly into the dining area, while a separate living room provides a cosy retreat for relaxing.

The home also benefits from a dedicated study – ideal for remote work, hobbies, or as a flexible extra room.

Both bedrooms are generous doubles, with the master bedroom boasting a stylish en-suite shower room. A main bathroom adds extra convenience for guests or family.

Outside, enjoy the lovely private rear garden, offering a tranquil space for outdoor dining, gardening, or simply unwinding.

This exceptional park home is ideal for those seeking comfort, space, and a low-maintenance lifestyle in a well-maintained community.





Council Tax: A

ENERGY PERFORMANCE CERTIFICATE

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.

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		
England & Wales	EU Directive 2002/91/EC	

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		
England & Wales	EU Directive 2002/91/EC	

These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

THINKING OF SELLING? If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered

Viewing

Please contact our Hunters Wokingham Office on 0118 979 5618 if you wish to arrange a viewing appointment for this property or require further information.

43c Peach Street, Wokingham, RG40 1XJ

Tel: 0118 979 5618 Email:

wokingham@hunters.com <https://www.hunters.com>



HUNTERS
HERE TO GET *you* THERE