

Coronation Road | | Yateley | GU46 7TH

Offers Over £950,000

Freehold

Waterfords
Residential Sales & Lettings

Coronation Road |
Yateley | GU46 7TH
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An immaculately presented four-bedroom, three-bathroom detached family home situated in the heart of Yateley, featuring a stunning open-plan kitchen/dining/family room, a private south-facing rear garden, and ample driveway parking with a garage.

- Stunning detached family home in a sought-after Yateley location
- Exceptional 24ft kitchen/dining/family room with bi-fold doors to the garden
- Three generous reception rooms
- Detached garage and extensive driveway parking for multiple vehicles
- Extended and extensively improved throughout
- Four double bedrooms, including a luxurious 23ft 7 master bedroom
- South-facing rear garden offering privacy and seclusion
- Walking distance to Yateley town centre, local amenities and highly regarded schools

















Location

Surrounded by beautiful Hampshire countryside, Yateley offers the perfect balance of country living and excellent connectivity, with easy access to the M3, M25, major airports and mainline rail services. Yateley Common and the surrounding woodland, lakes and heathland provide extensive opportunities for walking, cycling, horse riding and outdoor recreation. The town benefits from a range of local amenities, including independent shops, pubs, supermarkets and sporting facilities at Sean Devereux Park. The property is conveniently located within walking distance of local amenities and highly regarded schools, including Yateley Manor School and Hurst Lodge School, while a number of excellent state and independent schools are nearby, including Wellington College.

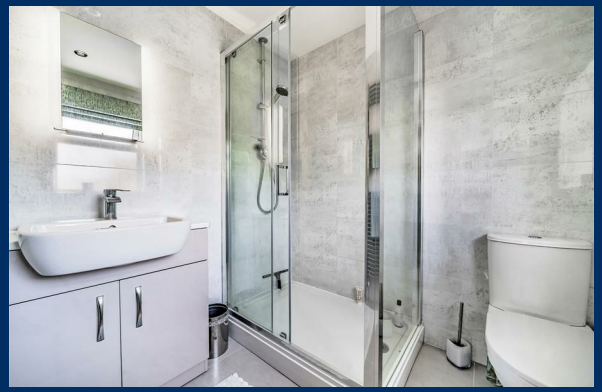
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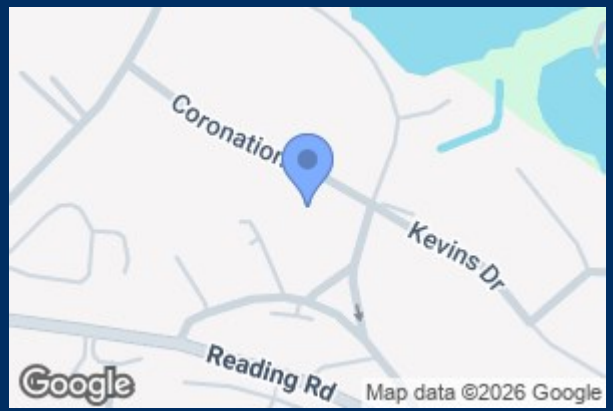
A stunning lifestyle home within easy walking distance of Yateley town centre and its excellent local amenities. Extended and thoughtfully improved by the current owners, the property offers accommodation that perfectly embodies contemporary modern living. The ground floor comprises a welcoming entrance hall leading to a cloakroom, living room, study, and the impressive 24ft kitchen/dining/family room, which forms the heart of the home. Bi-fold doors open onto a sun terrace and the rear garden, creating an excellent indoor-outdoor living space. Positioned off the kitchen is a stylish bar/family room, also featuring bi-fold doors, providing a superb area for relaxation and entertaining. On the first floor, the generous 23ft 7in principal bedroom benefits from an en-suite bathroom, while the 15ft 4in guest bedroom enjoys an en-suite shower room. There are two further double bedrooms and a well-appointed family bathroom, completing the accommodation.

Outside

The south-facing rear garden provides a private and secluded haven, ideal for relaxation and outdoor entertaining. A spacious sun terrace spans the rear of the property, seamlessly blending indoor and outdoor living through the bi-fold doors from both the kitchen/dining room and the bar/family room. To the front, a generous driveway offers off-road parking for several vehicles, while a detached garage is situated to the side of the property, providing additional parking or storage space.

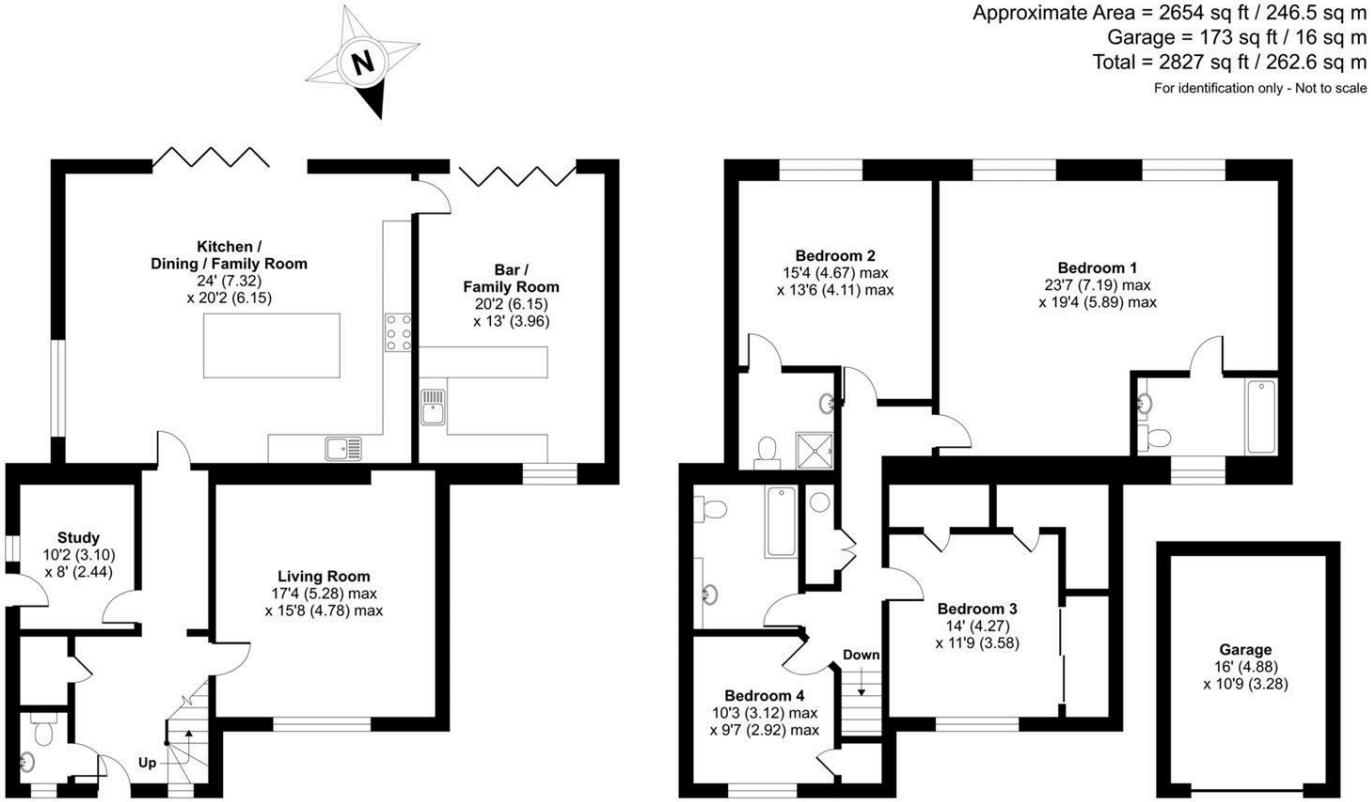






Coronation Road, Yateley, GU46

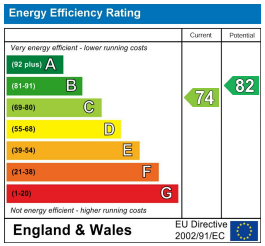
Approximate Area = 2654 sq ft / 246.5 sq m
Garage = 173 sq ft / 16 sq m
Total = 2827 sq ft / 262.6 sq m
For identification only - Not to scale



RICS Certified Property Measurer

Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). ©nichecom 2024. Produced for Waterfords. REF: 1150944

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