



Spacious family house

The Firs, East Ilsley, RG20 7LU

Freehold



Kitchen/Family/dining room • Two reception rooms
• Cellar • 5 bedrooms • 2 bathrooms

The Property

The Firs is an attractive village house with great family accommodation and situated in the sought after village of East Ilsley. The accommodation is all very well laid out with generous reception rooms on the ground floor and spacious bedrooms on the first floor. There is a large kitchen/dining room which is ideal for modern day living and also provides a great entertaining space. The house retains many period features including open fireplaces along with a substantial cellar.

The Garden

To the front of the house is generous garden which is mostly laid to lawn and enclosed by fencing and shrubs. There a handful of mature trees in the garden providing a very pretty approach to the house. Access to the house is via a private gravelled driveway which also provides ample parking.

The Location

The Firs is positioned in the heart of East Ilsley, a historic and attractive downland village 9 miles north of Newbury with easy access to the A34 and M4. In the village there are two public houses and a primary school, and the nearby village of Compton has a village shop, post office and surgery, and the popular Downs Secondary School.

The surrounding countryside is designated as an Area of Outstanding Natural Beauty and is renowned for walking and riding. The nearby market town of Newbury provides more comprehensive leisure and shopping facilities. There are train services into London Paddington from both Newbury and Didcot. There are very good schools in the area in particular The Downs School in the village.

Directions

From Newbury take the A34 north and exit at East Ilsley. Follow signs into the village and keep to the right whilst continuing around the one way system. At the T junction, turn left and the property can then be found shortly after on the right hand side.

Energy Performance

A copy of the full Energy Performance Certificate is available upon request.

Viewing

Strictly by appointment with Savills.





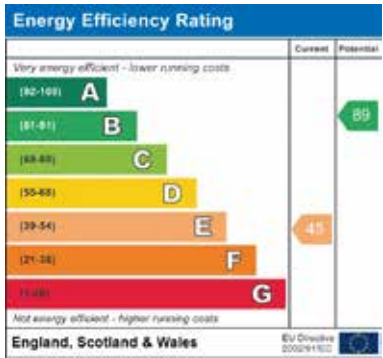
The Firs, East Ilsley, RG20 7LU
Approximate Area 225.6 sq m / 2428 sq ft
Store 8.3 sq m / 89 sq ft
Garage 35.7 sq m / 384 sq ft
Total 269.6 sq m / 2901 sq ft
Including Limited Use Area (2.9 sq m / 31 sq ft)



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