



BRACKNELL HOUSE
ON THE GREEN

3 & 4 BEDROOM HOUSE

BRACKNELL

'One The Green' is a unique development of two modern houses; a three bedroom and a four bedroom house located in a neighbourhood that will appeal to both professionals and families.

The houses are both contained within a 2-storey brick building, provided with off-street parking and outdoor amenity space. Both are of contemporary design, with well equipped kitchens including all appliances, modern bathrooms and en-suite facilities for majority of the bedrooms.

The development is part of the beautiful county of Berkshire, excellently located in an area that provides the perfect balance of peace and tranquillity of outer city life as well the hustle and bustle of business hubs.



An easily accessible town both via motorway or train, allowing people to travel on a 20 minute journey and be in Reading, or have the luxury of reaching London within an hour.

Having gone through various refurbishment projects Bracknell town is now home to the Lexicon centre providing more than a 100 fashions brands, a wide range of cuisine, an ice skating rink, bowling and a cinema.

In addition to this there is also has the South Hill Park Arts Centre providing regular exhibitions and shows, so you will not be short of things to do. Bracknell has high performing primary and secondary schools, and is close to other areas also enriched in history, such as Oxford and Windsor. It's prime location and balance of city and suburban life make Bracknell an ideal location for anyone to settle in.



GROUND FLOOR

PLOT 1

Kitchen/Living/Dining Room
49m² (527 ft²)

Family Room
23m² (248 ft²)

Hall
6m² (65 ft²)

PLOT 2

Kitchen/Living/Dining Room
55m² (592 ft²)

Family Room
26m² (280 ft²)

Hall
11m² (118 ft²)



FIRST FLOOR

PLOT 1

Bedroom 1
18m² (194 ft²)

Bedroom 2
12m² (129 ft²)

Bedroom 3
15m² (161 ft²)

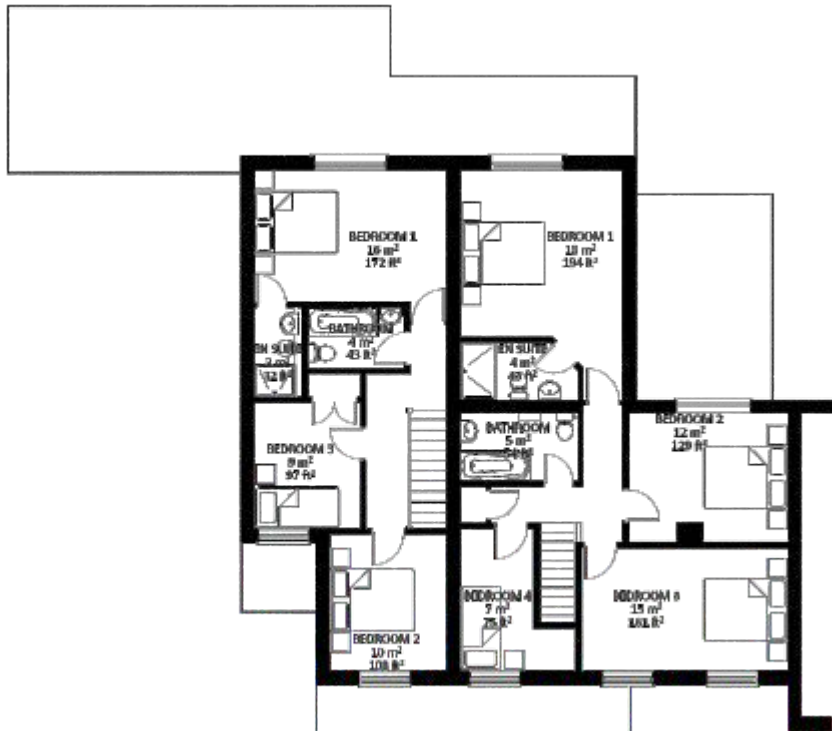
Bedroom 4
7m² (75 ft²)

PLOT 2

Bedroom 1
16m² (172 ft²)

Bedroom 2
10m² (108 ft²)

Bedroom 3
9m² (97 ft²)





FINISHING TOUCHES

INTERIOR FINISHES

- Contemporary internal doors
- Smooth white ceilings
- Fitted wardrobes

KITCHEN

- Contemporary branded kitchen with Quartz worktop
- Bosch appliances
- Stainless steel gas hob and oven
- Over mount stainless steel sink and chimney hood
- Integrated fridge freezer and dishwasher
- Chrome mixer tap, with chrome swan neck tap

BATHROOM

- Contemporary white sanitary ware
- Ceramic wall tiles
- Basin
- WC
- Shaver point
- Low voltage extractor fan
- Steel bath with matching panel
- Shower over bath and glazed shower screen
- Heated towel rail

ENSUITE

- Contemporary white sanitary ware
- Ceramic wall tiles
- Basin
- WC
- Shaver point
- Low voltage extractor fan
- Enclosed shower cubicle with power shower and glazed screen
- Heated towel rail

ELECTRICAL

- Branded electrical fittings to the kitchen/ living/dining room, hall and bedrooms
- TV points to living area and bedrooms
- Comms to hall and living area

OTHER INFO

- Wiring for alarm system
- Mains smoke detector with battery back-up to landing
- 10 year building warranty
- Secure entry system





HOW TO FIND THE GREEN BRACKNELL

Travelling from the M4, exit at junction 11 onto the A33 heading north towards Reading. Follow the A33 over the next two roundabouts. At the third roundabout, turn left onto Castle Hill which will turn into Bath Road. At the roundabout take the third exit (turning back on yourself) and then the first road on the left – Southcote Road. Take the fourth left turn onto Westcote Road.

Address: 1 The Green, Bracknell, RG12 7BG

