

Moulsham Lane | Yateley | Hampshire | GU46 7QY

Asking Price £700,000

Freehold

Waterfords
Residential Sales & Lettings

Moulsham Lane | Yateley
Hampshire | GU46 7QY
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WATERFORDS A four-bedroom detached home in a highly sought-after location, offered to the market with no onward chain.

- Detached family home with four generous bedrooms
- 20ft living room with separate dining room
- Utility room and cloakroom
- Driveway with off street parking and garage
- Very popular non estate location
- No onward chain
- Kitchen with fitted hob
- Large secluded garden
- Four-piece family bathroom
- Gas central heating

Location

Moulsham Lane is located in a highly sought after non estate location on the Eversley/Yateley borders and sides on to an open walkway that leads down to Horseshoe Lake, which is ideal for dog walking and recreation. In addition the property is located within easy reach of local amenities.

The suburban town of Yateley offers many country parks and lakes for recreational activities and hosts community events, including the Gig on the Green. There are well-regarded schools, local public houses, a Waitrose, sports clubs and Blackwater Valley golf course. It is mainly a commuter town with the A30 providing excellent road links to London, Reading, Aldershot and Guildford. The M3 is also within easy reach of the town, providing city and coastal links. Blackwater station serves regular rail links to Gatwick and Reading.

Description

















Offered to the market with no onward chain and situated in a highly sought-after non-estate location, this spacious four-bedroom detached family home provides well-balanced accommodation throughout.

The ground floor comprises an entrance porch leading into a welcoming entrance hall with cloakroom, and a door opening into the impressive 20ft living room. An archway connects the living room to the dining room, which enjoys pleasant views over the rear garden. The kitchen is fitted with an oven and hob and is complemented by a separate utility room. To the first floor are four generous bedrooms, along with a well-appointed four-piece family bathroom.

Externally, the rear garden is mainly laid to lawn, stretching across the centre of the plot. To the left, a straight paved path leads towards the back of the garden, bordered by freshly turned soil and low planting beds, ideal for seasonal flowers or vegetables. The garden is enclosed by a combination of wooden fencing and a brick wall, softened by a variety of shrubs and bushes, some dense and rounded, others lighter and more open. To the right is a raised patio area, while at the far end of the garden there is a greenhouse and a timber-built shed, with a path leading to a further walled garden area beyond. At the front the property has a large driveway with off street parking for several vehicles leading to a detached garage with electric roller door.

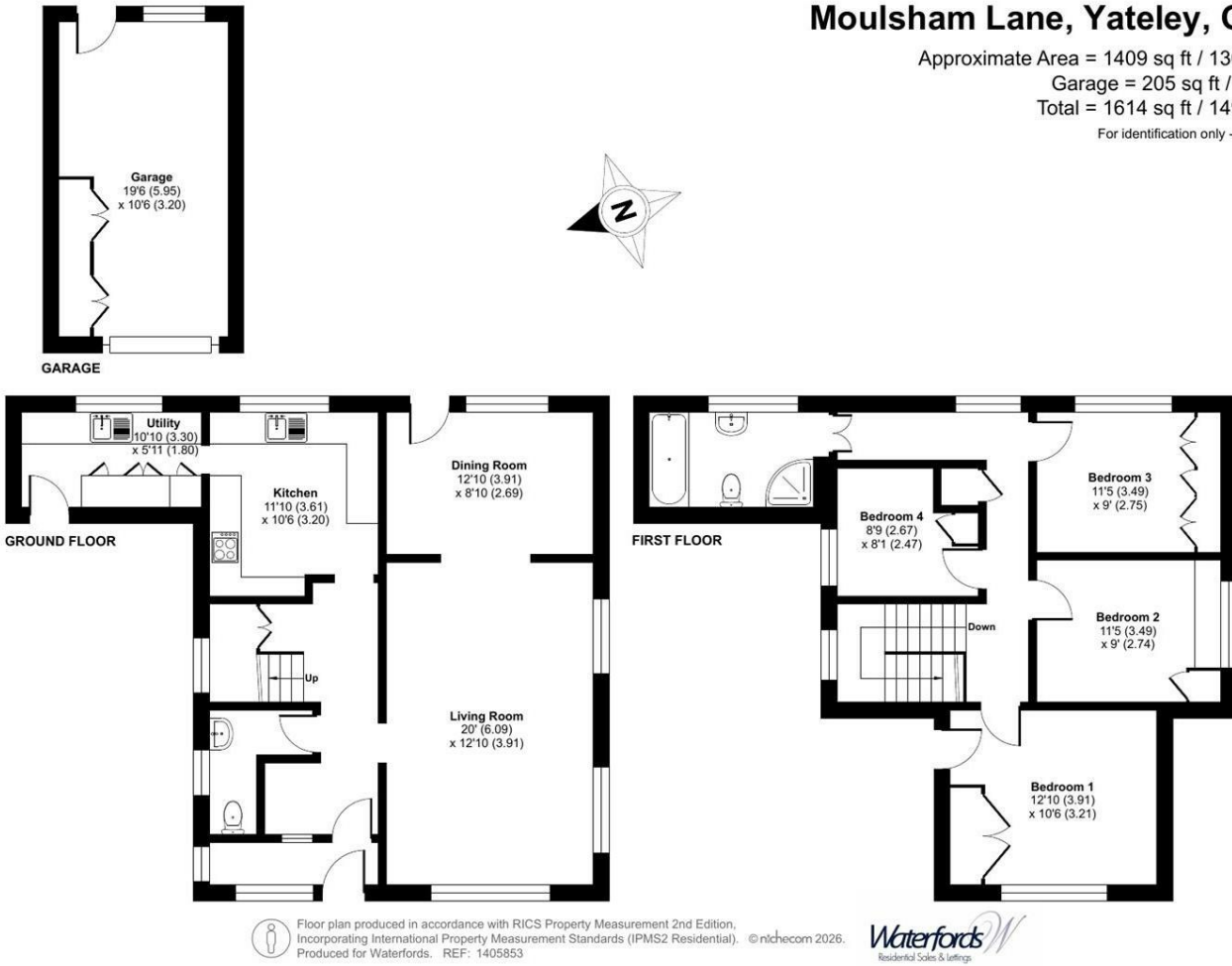






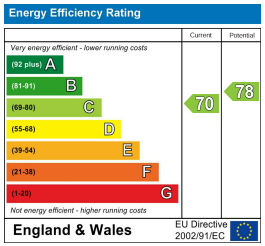
Moulsham Lane, Yateley, GU46

Approximate Area = 1409 sq ft / 130.9 sq m
Garage = 205 sq ft / 19 sq m
Total = 1614 sq ft / 149.9 sq m
For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). ©nichecom 2026. Produced for Waterfords. REF: 1405853

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