

Aylesham Way | | Yateley | GU46 6NS

£500,000

Freehold

Waterfords
Residential Sales & Lettings

Aylesham Way |
Yateley | GU46 6NS
£500,000

WATERFORDS Offered to the market for the first time in 45 years is this three-bedroom semi-detached home with an upstairs bathroom, downstairs shower room, generous rear garden, garage and ample driveway parking, offered to the market with no onward chain!

- Sought-after location on the popular Birds Development in Yateley
- Generous 19ft family/dining room with views over the rear garden
- Two bathrooms, including a convenient ground-floor shower room/WC
- Block-paved driveway providing off-street parking for several vehicles
- Three-bedroom semi-detached extended family home
- Two well-proportioned reception rooms offering flexible family living
- Good-sized southerly aspect enclosed rear garden with patio, lawn, mature planting
- 16ft integral garage

















Description

Offered to the market with no onward chain, this three-bedroom extended semi-detached family home is situated on the sought-after Birds Development in Yateley and offers spacious and flexible accommodation over two floors. The ground floor comprises a porch, spacious living room, impressive 19ft family/dining room, kitchen, and shower room/WC. Upstairs, there are three generously sized bedrooms and a family bathroom. Outside, the enclosed southerly facing rear garden is mainly laid to lawn, with mature planting, paved patio, raised borders, steps and a timber shed/storage building. To the front, a block-paved driveway provides off-street parking for several vehicles. Aylesham Way is a popular residential location within walking distance of the well-regarded Yateley Middle and Senior Schools, as well as shops and other local amenities in the heart of Yateley. The M3 and M4 motorway links are also within easy reach, providing convenient routes towards London, while local bus services operate nearby.

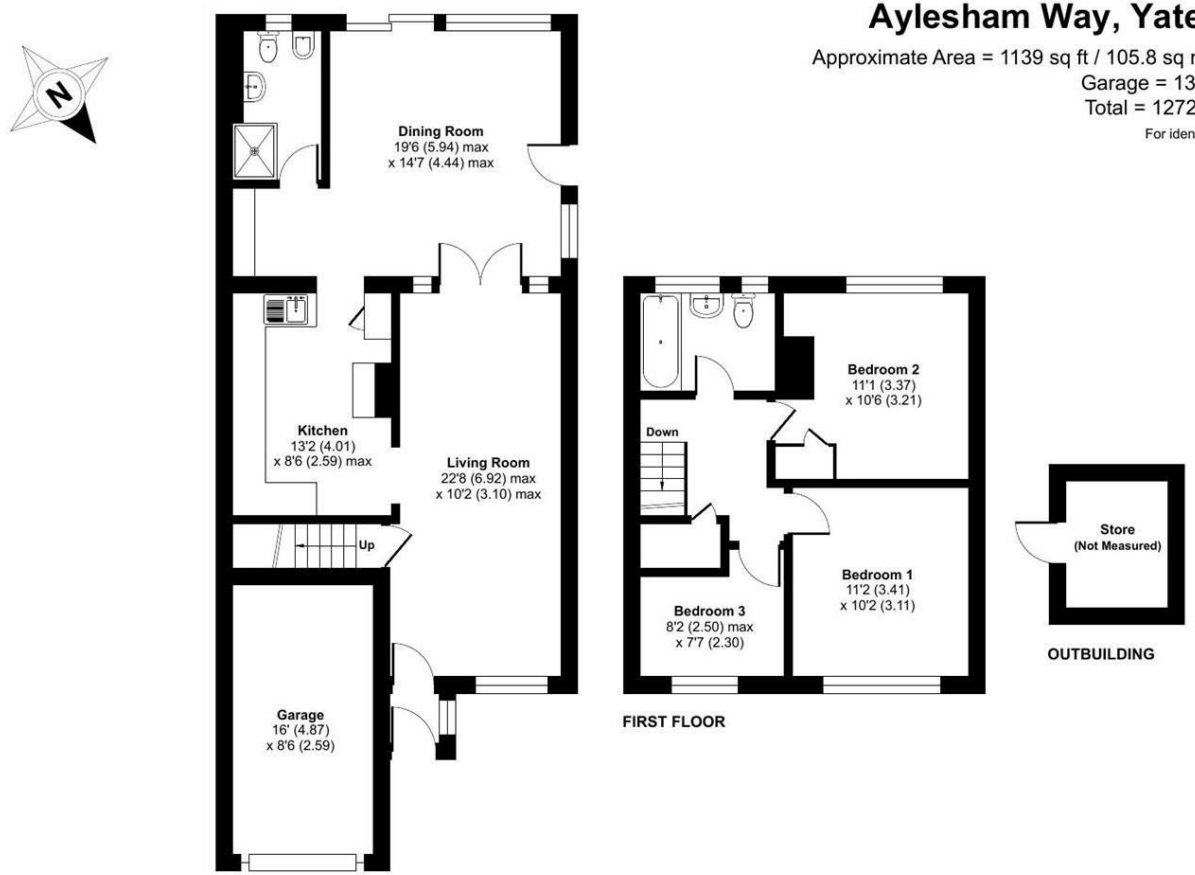






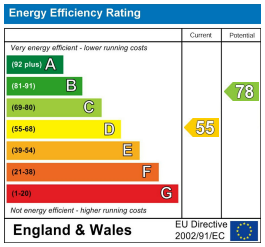
Aylesham Way, Yateley, GU46

Approximate Area = 1139 sq ft / 105.8 sq m (excludes store)
Garage = 133 sq ft / 12.3 sq m
Total = 1272 sq ft / 118.1 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: 1515656

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