

Orpington Close, Twyford RG10 0AD

Offers in the Region of

£1,150,000

Description: Set in a quiet close with unobstructed countryside views to the rear, yet five minutes' walk from Twyford's mainline station, this five-bedroom home offers modern and versatile living. Its L-shaped plan runs deep into the plot, creating generous, light-filled rooms and an easy flow between family life and entertaining.

Ground Floor: The front door opens into a good-sized hallway with a convenient cloakroom/WC. The contemporary kitchen/diner forms the heart of the home - bright and open, perfect for enjoying coffee or entertaining. Patio doors open onto a small deck, with steps leading down to the rear garden. A utility room off the kitchen keeps daily chores out of sight. The living/dining is triple aspect, flooded with natural light from three sides throughout the day, while double patio doors create an "indoor-outdoor" flow to the main decking area and garden. At the front of the house, a further reception room offers further space, ideal as a dedicated home office, a cosy snug, or a playroom.

First Floor

The main bedroom is a notably large and light room at the back of the house, with two big windows on adjacent walls, built-in storage, a modern en-suite shower room and an open outlook over fields and trees. Four additional bedrooms provide exceptional flexibility for a growing household or guests, one of which benefits from its own private en-suite facilities. A modern family bathroom services the remaining three.

Outside

The rear garden is laid to lawn with a large decking area behind the living room, looking out over open countryside. A garden shed provides storage and a side gate gives access to the front of the property. There is a single garage plus driveway parking for two cars.

Extension Opportunity (STPP): Approval was received in 2012 for the proposed erection of a single storey side extension to the dwelling and extension to rear decking area.

Location

Twyford is a popular Berkshire village offering a selection of cafes, restaurants, and everyday shopping. Well-regarded schools Polehampton Infant & Junior, Colleton Primary and The Piggott are nearby, catering to all educational needs, with Reading Blue Coat School just over two miles away. Twyford station provides fast GWR services to Paddington whilst the Elizabeth Line connects into the City of London and Canary Wharf. Twyford station also connects directly to Henley-on-Thames. The A4 links Reading, Henley-on-Thames and Marlow, providing easy access to both the M4 and M40.







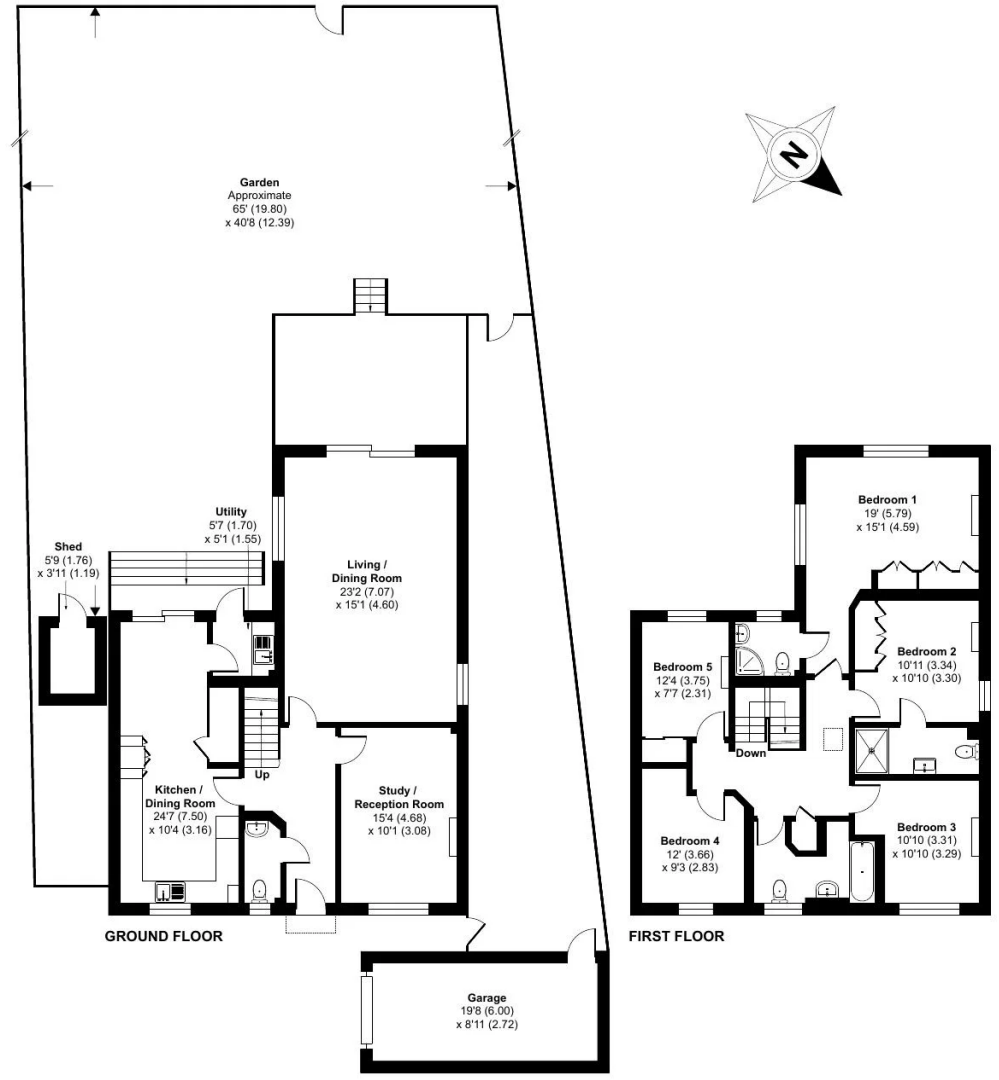






Orpington Close, Twyford, Reading, RG10

Approximate Area = 1894 sq ft / 175.9 sq m
Garage = 176 sq ft / 16.3 sq m
Outbuilding = 23 sq ft / 2.2 sq m
Total = 2093 sq ft / 194.4 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 eXp Agent. REF: 1510800

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