



HILTON KING & LOCKE
SPECIALISTS IN PROPERTY



Flat 14 Aysgarth Place, Church Road, Iver, Buckinghamshire. SL0 0RE.

60% OIEO £130,000 Leasehold

* Great location near local shops* * Located above doctors surgery *
Plenty of parking* * Secure communal garden *

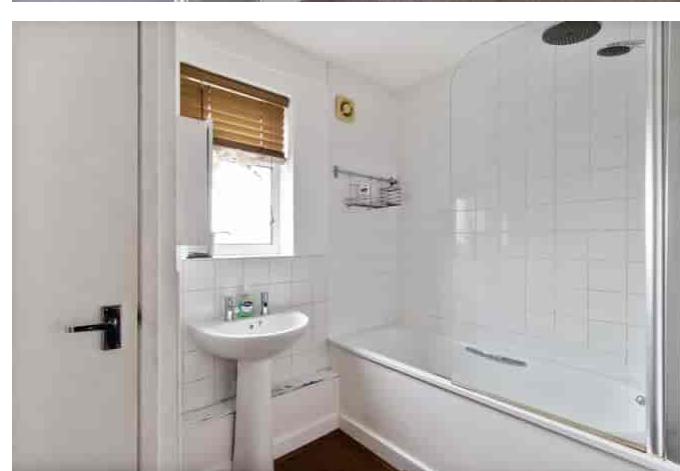
Hilton King & Locke are delighted to bring to market this 60% shared ownership opportunity for a spacious one-bedroom top-floor apartment, ideally located in Iver Heath. This property also comes to the market with NO CHAIN!

This well-presented home offers easy access to local shops and excellent transport links, including the nearby motorway network. The accommodation is finished to a high standard throughout and comprises: A bright and airy open-plan lounge/kitchen area. A generously sized bedroom A modern bathroom and a private balcony, perfect for relaxing outdoors. The open hallway provides plenty of storage options.

Additional benefits include double glazing, central heating, allocated parking, and access to attractive communal gardens. An early viewing is highly recommended to fully appreciate what this fantastic apartment has to offer.

Aysgarth Place is situated off Church Road within sought after Iver Heath. Offering a range of schools, recreational facilities, local shopping amenities and bus links. The larger centres of Uxbridge, Beaconsfield, Gerrards Cross and Slough provide a wider range of shopping facilities. As a Pinewood resident, there is a free weekly bus service to surrounding stations by Pinewood Film Studios. There is also easy walking access to the beautiful woodland walks at Black Park and Langley Park which are ideal for families and dog walkers. Central London is easily accessible by road via good motorway connections to include the M40 (J1A) and M25 (J16) plus access to Heathrow and Gatwick Airports.





Important Notice

Particulars: These particulars are not an offer or contract, nor part of one. You should not rely on statements by Hilton King & Locke Ltd in the particulars or by word of mouth or in writing as being factually accurate about the property, its condition or its value. Hilton King & Locke Ltd does not have any authority to make any representations about the property, and accordingly any information given is entirely without responsibility on the part of the agents, seller(s) or lessor(s).

Photographs etc: The photographs show only certain parts of the property as they appeared at the time they were taken. Areas, measurements and distances given are approximate only.

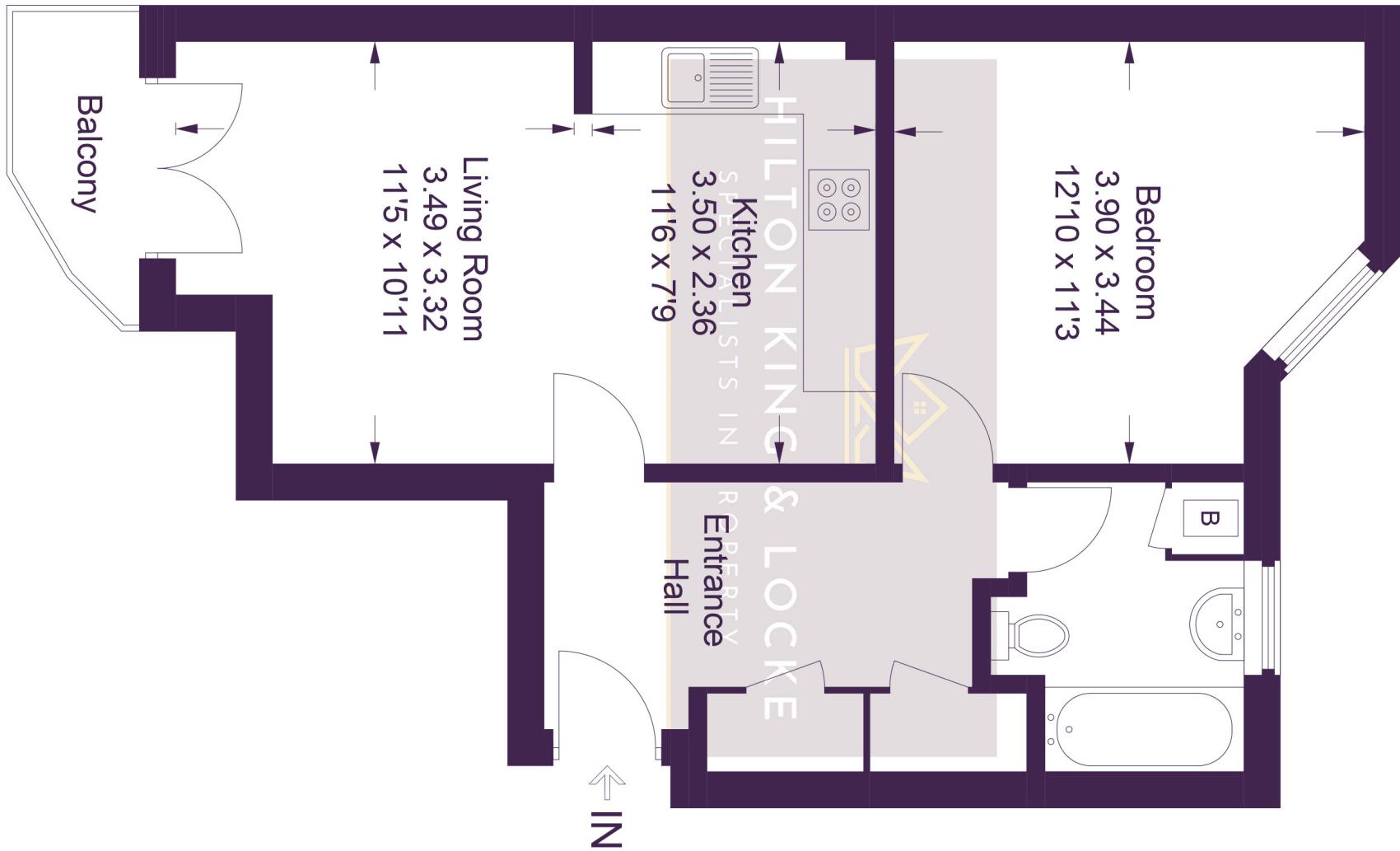


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Aysgarth Place, Flat 14, Church Road Iver

Approximate Gross Internal Area = 46.7 sq m / 503 sq ft



Second Floor

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.