



Buttermere Avenue is a sought after residential area, popular with families and commuters alike. Located less than 1 mile to Burnham train station (Elizabeth Line) and Burnham Grammar School. Several good local primary schools such as Our Lady Of Peace & Priory School are also on your door step.

This first floor Flat is the ideal purchase for a first time buyer looking to get onto the property ladder. The home itself consists of TWO large double bedrooms, separate spacious lounge room, modern family bathroom and modern family kitchen. The property also offers external storage space. The external area Offers a communal garden and parking, with a large family park located a short walk away.

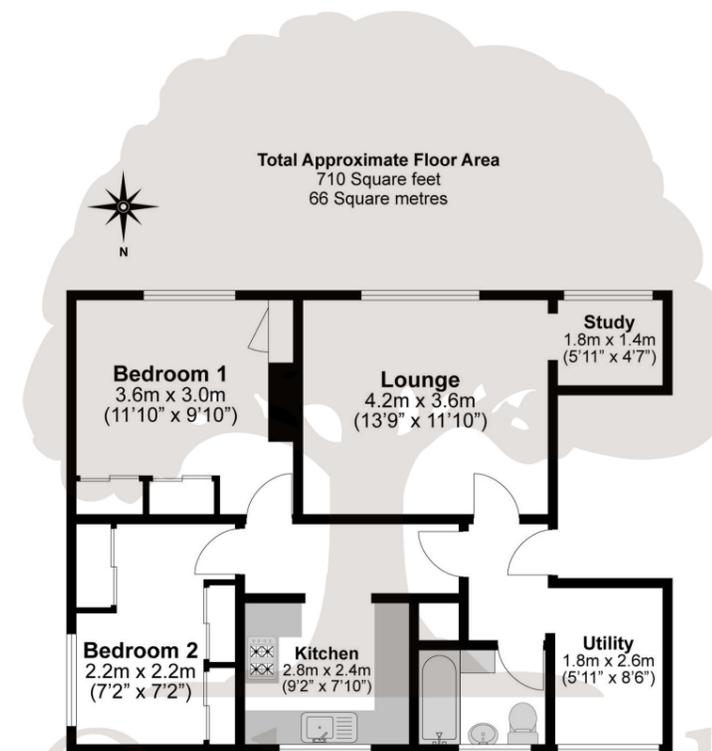
This is a fantastic opportunity to purchase a CHAIN- FREE property and is perfect for an INVESTMENT or a FIRST TIME BUY.



Property Information

-  CHAIN FREE
-  UTILITY & CLOAKROOM
-  EXTERNAL STORAGE
-  TWO DOUBLE BEDROOMS
-  LARGE LIVING ROOM

					
x3	x1	x1	x1	N	N
Bedrooms	Reception Rooms	Bathrooms	Parking Spaces	Garden	Garage



Illustrations are for identification purposes only, measurements are approximate, not to scale.

Oakwood Estates

Prospective purchasers should be aware that these sales particulars are intended as a general guide only and room sizes should not be relied upon for carpets or furnishing. We have not carried out any form of survey nor have we tested any appliance or services, mechanical or electrical. All maps are supplied by Goview.co.uk from Ordnance Survey mapping. Care has been taken in the preparation of these sales particulars, which are thought to be materially correct, although their accuracy is not guaranteed and they do not form part of any contract.



Transport Links

Nearest stations:
Burnham (0.5 miles)
Taplow (1.2 miles)
Slough (2.9 miles)

Less than five minutes drive from the property is junction 7 of the M4 motorway which provides fast and easy access to Central London, Heathrow Airport and the M25 and M40 motorway network.

Location

Burnham Village offers good local shopping facilities and the larger centres of Beaconsfield, Slough and Maidenhead are within easy reach and offer more extensive facilities. The surrounding area provides excellent schooling for children of all ages both in the private and state sector, the state sector still being run on the popular grammar school system. Sporting/leisure facilities abound in the area with many notable golf courses, riding and walking in Burnham Beeches. Cliveden the famous National Trust property is nearby and there are numerous sports clubs including tennis, rugby and football, various fitness centres and racing at Ascot and Windsor. The River Thames is within easy reach, being about three miles away

Lease Information

Service Charge £1532
Ground Rent
178 Years Lease

Schools

PRIMARY SCHOOLS

Our Lady Of Peace - 0.1 Miles
Ofsted Rating - Good

Priory School - 0.1 Miles
Ofsted Rating - Good

St Peter's Church Of England School - 0.6 Miles
Ofsted Rating - Good

Lynch Hill School - 0.8 Miles
Ofsted Rating - Good

SECONDARY SCHOOLS

Burnham Grammar School - 0.3 Miles
Ofsted Rating - Good

Haybrook College - 0.4 Miles
Ofsted Rating - Good

Al Madani Independent Grammar School - 0.5 Miles
Ofsted Rating - Good

Council Tax

Band C