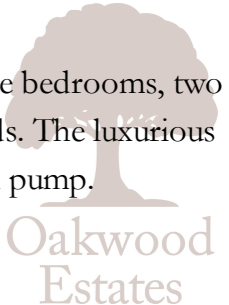




Set in the ever popular Holyport College catchment, this beautiful Three/Four Bedroom detached family home is offered for sale with no onward chain and benefits from plenty of scope to extend subject to the usual consents. The property offers spacious and versatile accommodation with many character features including high ceilings and original doors as well as recently refitted bathrooms and a modern kitchen/breakfast room. Viewing is highly recommended. NO ONWARD CHAIN.

To the front of the property, an in-out driveway leads to the garage and front door. Inside, the Entrance Hall gives access to all downstairs rooms including the Study/Bedroom Four with Ensuite Shower Room. The Living / Dining Room offers a dual aspect, an attractive working fireplace and French doors to the garden. The Kitchen / Breakfast Room is lovely and bright and also has French doors to the garden. The kitchen is fitted with a full range of floor and wall mounted units set to ample work top and incorporating, a sink unit, integrated appliances and large Rangemaster Cooker. Doorway to Utility / Pantry housing the boiler and with space and plumbing for washing machine and tumble drier, further door to downstairs W.C.

Upstairs the landing gives access to the loft space plenty of scope to convert. There are three bedrooms, two of which are double, with the primary bedroom enjoying lovely views to the front over fields. The luxurious Family Bathroom has been recently fitted and benefits from a separate shower with pump.

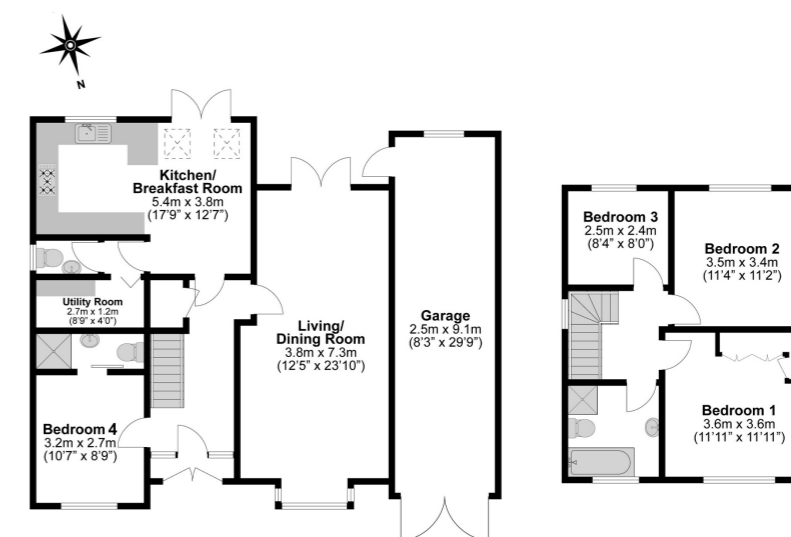


-  NO ONWARD CHAIN
-  DETACHED FAMILY HOME
-  LIVING / DINING ROOM
-  STUDY / BEDROOM FOUR
-  DRIVEWAY PARKING
-  SPACIOUS GARDEN
-  HOLYPORT COLLEGE CATCHMENT
-  KITCHEN / BREAKFAST ROOM
-  THREE / FOUR BEDROOMS
-  UTILITY / PANTRY AND CLOAKROOM
-  DOUBLE LENGTH GARAGE
-  PLENTY OF SCOPE TO EXTEND STPP



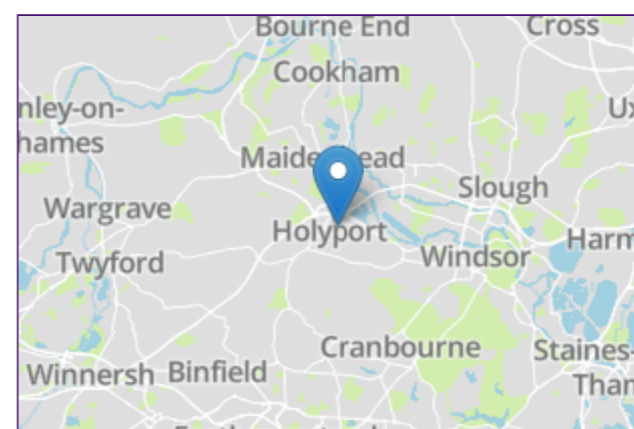
Total Approximate Floor Area
1563 Square feet
145 Square metres

					
x4	x1	x2	x3	Y	Y
Bedrooms	Reception Rooms	Bathrooms	Parking Spaces	Garden	Garage



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

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.



Outside

To the rear of the property the garden is laid to level lawn with a feature fish pond. The garden offers interest with fruit and vegetable beds and mature trees and planting. There is a large garden shed with pathway and trellis. The double length garage has rear access, light and power. The property offers plenty of scope to extend on both sides and to the rear STPP.

Location

This property is conveniently located in the village of Holyport within easy reach of Maidenhead Town Centre and the Crossrail Railway station providing fast links into London Paddington (fast trains approx. 20 minutes).. For the commuter by car, junction 8/9 of the M4 via the A404(M) or A308(M)

are within easy reach - providing access to the M25, Heathrow Airport, London and the West Country.

Schools And Leisure

The surrounding area provides excellent schooling for children of all ages both in the private and state sector. There are numerous sports clubs including tennis, rugby, rowing and football, various fitness centres and racing at Ascot and Windsor. The River Thames can also be accessed at Maidenhead, which is within easy reach. The local area has many walking trails, including the National Trust woodland at Maidenhead Thicket and Pinkneys Green. Nearby amenities include the newly opened Braywick Leisure Centre, a multiplex cinema, shops and restaurants.