



Situated in a new development just off the highly sought-after Langley road, this one bedroom second floor apartment is offered to the market in a superb condition. The property features an open-plan kitchen and lounge with integrated appliances. With views overlooking the beautifully presented and quiet development. The master bedroom comes with expertly fitted wardrobes. This property could be ideally suited to an investment buyer as there are 993 years remaining on the lease, 999 years unexpired from 2018, or alternatively the commuter might find the properties location convenient due to the transport links it has to offer.



Property Information

-  ONE BEDROOM SECOND FLOOR APARTMENT
-  SUPERBLY PRESENTED THROUGHOUT
-  MODERN FAMILY BATHROOM
-  IDEAL FOR FIRST TIME BUYERS & INVESTORS
-  SOUGHT-AFTER DEVELOPMENT JUST OFF LANGLEY ROAD
-  OPEN PLAN LOUNGE AND KITCHEN
-  993 YEAR LEASE
-  GAS CENTRAL HEATING AND COOKER

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

Floor Plan



Kenyan Way
Approximate Floor Area = 44.01 Square meters / 473.72 Square feet

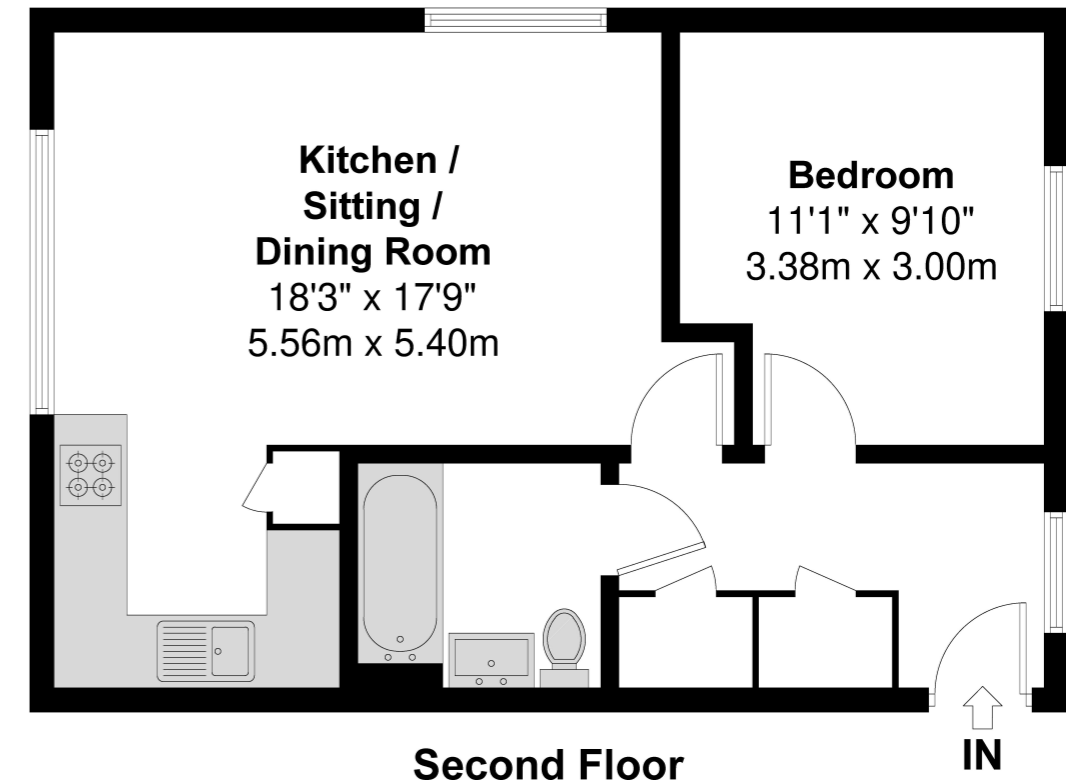


Illustration for identification purposes only, measurements are approximate, not to scale.

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.

Transport Links:

NEAREST STATIONS:

Langley (0.5 miles)

Slough (2.3 miles)

Datchet (2.8 miles)

Local Schools:

PRIMARY SCHOOLS

Langley Academy Primary

0.2 miles

Ryvers School

0.3 miles

Langley Hall Primary Academy

0.5 miles

Marish Primary School

0.5 miles

Castleview Primary School

0.7 miles

SECONDARY SCHOOLS

The Langley Academy

0.2 miles

Langley Grammar School

0.5 miles

St Bernard's Catholic Grammar School

0.8 miles

Ditton Park Academy

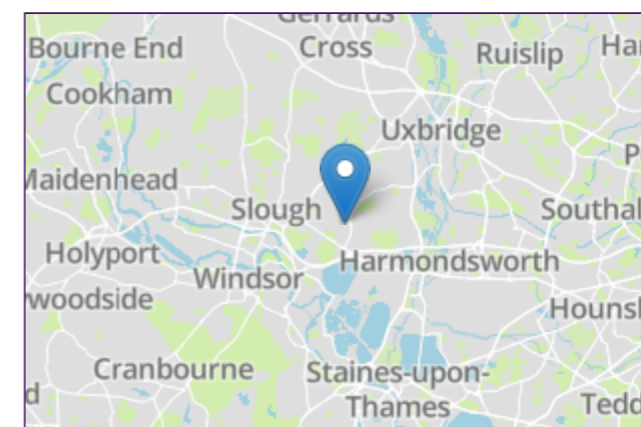
0.9 miles

Upton Court Grammar School

1 mile

Council Tax

Band B



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		
(81-91)	B	83	83
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	