



This contemporary three bedroom semi-detached family home is located within a popular residential area nearby to Taplow Station (Queen Elizabeth Line). The property is offered to the market as superbly presented having been refurbished in recent years. It also comes with the potential to extend onto the rear (STP).

The ground floor features a 19ft living room, a 26ft open plan kitchen/diner with timber surfaces and French doors onto the garden, a downstairs cloakroom and an entrance porch.

To the first floor there are three well-proportioned bedrooms and a four piece family bathroom. The property has the advantage of a bonus/loft room which could be adapted for use as a playroom/office if necessary.

Externally the rear garden is well enclosed and mainly laid to lawn whilst to the front there is a gated driveway with parking for two/three cars in addition to a 16ft garage.

This property is an excellent family purchase due to its splendid condition and convenient location.

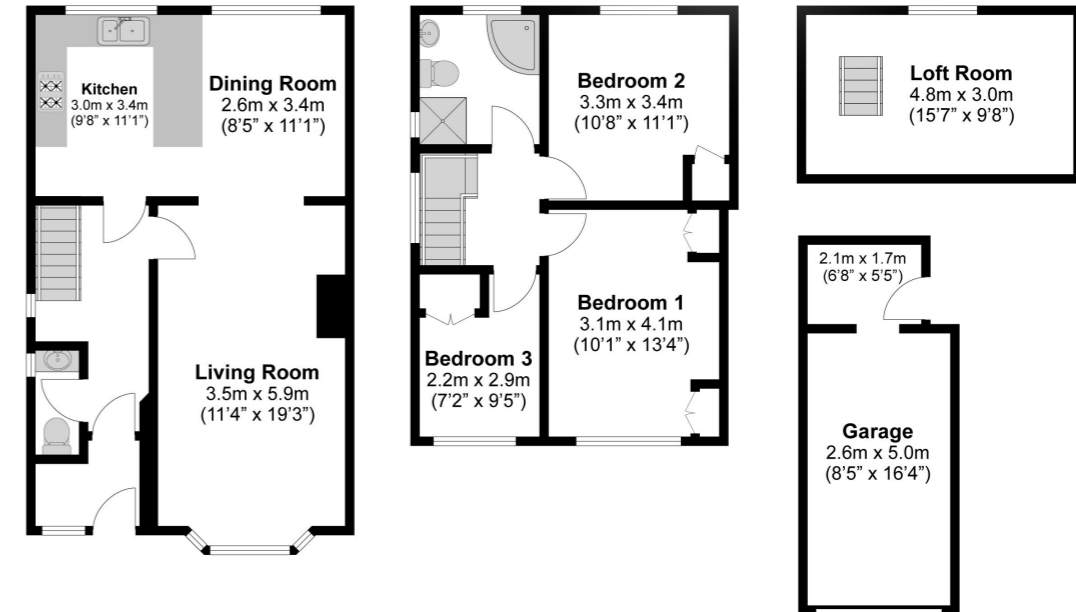


-  MODERN THREE BEDROOM SEMI-DETACHED HOUSE
-  POTENTIAL TO EXTEND ONTO REAR (STP)
-  26FT KITCHEN/DINER WITH TIMBER SURFACES
-  DOWNSTAIRS CLOAKROOM
-  GATED DRIVEWAY WITH PARKING FOR 2/3 CARS
-  POPULAR ROAD NEARBY TO TAPLOW STATION (CROSS RAIL)
-  19FT LIVING ROOM
-  4 PIECE FAMILY BATHROOM
-  LOFT/BONUS ROOM
-  16FT GARAGE

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

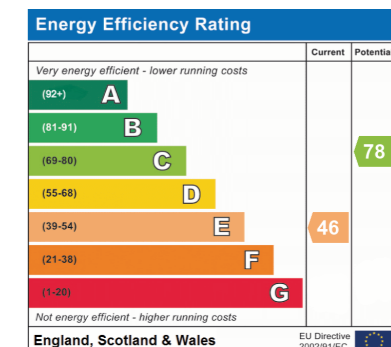
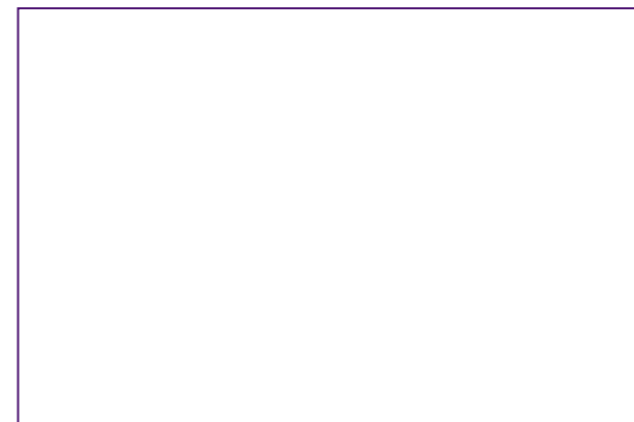


Total Approximate Floor Area
1399 Square feet
130 Square metres



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.



External

The rear garden is well enclosed and mainly laid to lawn whilst to the front there is a gated driveway with parking for two/three cars in addition to a 16ft garage.

Transport Links

Nearest Stations:
Taplow (0.4 mi)
Burnham (1.1 mi)
Maidenhead (2.2 mi)

All of these lines are on the Queen Elizabeth Line which takes trains into Bond Street within 34 Minutes. The M4 (jct 7) is approximately 1.5 miles distant, as is the M40 (jct 2) and these in turn provide access to the M25, M3 and Heathrow Airport. British Rail connections

Location

Burnham Village offers good local shopping facilities and the larger centres of Windsor, Maidenhead, Beaconsfield and High Wycombe 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.

Council Tax

Band E