

This one bedroom ground floor apartment is located within a popular residential area nearby to Taplow Station (Cross Rail) and links to the M4 & M25 motorways. The property is offered to the market as recently refurbished and with a share of freehold. The layout features a 15ft kitchen/living area with new appliances, a double-sized bedroom, and a shower room. The property benefits from recently installed blinds throughout. Externally there are communal gardens and allocated parking. This apartment is an ideal first time purchase or investment and comes onto the market with no onward chain allowing for the possibility of a quick sale.



Property Information

-  ONE BEDROOM GROUND FLOOR APARTMENT
-  0.6 MILES TO TAPLOW STATION (CROSSRAIL)
-  SHOWER ROOM
-  COMMUNAL GARDENS
-  SHARE OF FREEHOLD
-  RECENTLY REFURBISHED
-  15FT KITCHEN/LIVING AREA WITH NEW APPLIANCES
-  NEW BLINDS
-  ALLOCATED PARKING
-  NO CHAIN

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

Outside

There are communal gardens and allocated parking.

Council Tax

Band C

Transport Links

NEAREST STATIONS:

- Taplow (0.6 miles)
- Burnham (1.2 miles)
- Maidenhead (2.2 miles)

The M4 (jct 7) is approximately 3 miles distant, as is the M40 (jct 2) and these in turn provide access to the M25, M3 and Heathrow Airport. British Rail connections to Paddington are available from Burnham and Maidenhead.

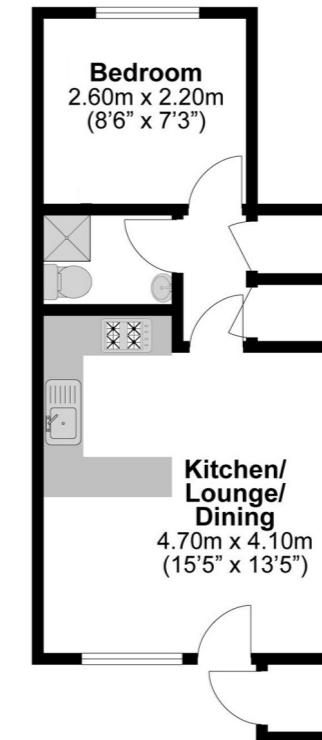
Lease Information

We understand from the vendor that the property is held on a share of freehold with 89 years remaining on the lease. There is a service charge of £68 per month.

Floor Plan

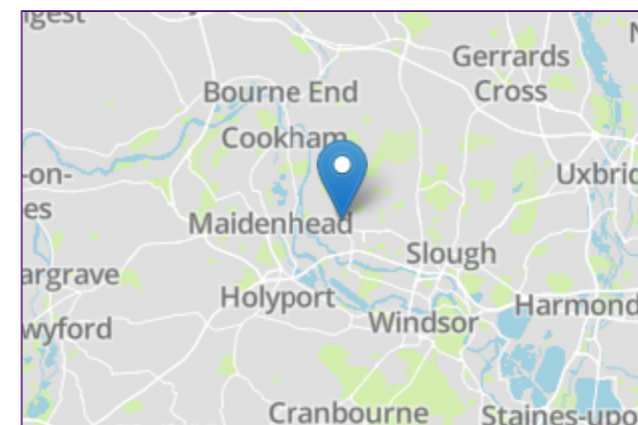


Total Approximate Floor Area
409 Square feet
38 Square metres



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.



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		
(81-91)	B		
(69-80)	C		77
(55-68)	D	64	
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales			
EU Directive 2002/91/EC			