



This LINK-DETACHED family home is located perfectly for young families with excellent local schools such as The Westgate School only a short walk away. Burnham train station (Elizabeth Line) and M4 junction 6 & 7 are all easily accessible also.

The property itself comprises of a spacious family lounge and separate modern kitchen on the ground floor. A downstairs WC is also included. Upstairs is home to all THREE good size bedrooms and family bathroom. The master bedroom also benefits from an en suite shower room. The property has been maintained very well and is ready for the next family to move straight in.

Externally there is an integral garage and driveway which provide private allocated parking. To the rear there is a private rear garden which is mainly laid to lawn and perfect for the family to enjoy in the summer months.

SOLD WITH NO ONWARD CHAIN and ready to move to your desired timescales.



Property Information

-  LINK DETACHED HOUSE
-  SOLD WITH NO ONWARD CHAIN
-  DOWNSTAIRS WC
-  DRIVEWAY PARKING
-  THREE BEDROOMS
-  TWO BATHROOMS
-  GARAGE
-  0.2 MILES TO THE WESTGATE SCHOOL



x3

Bedrooms



x1

Reception Rooms



x3

Bathrooms



x2

Parking Spaces



Y

Garden



Y

Garage

Transport Links

NEAREST STATIONS:
Burnham (1.0 miles)
Slough (1.8 miles)
Windsor & Eton Riverside (2.2 Miles)

The M4 (jct 6) is only a short distance away, M40 is also easily accessible these both in turn provide access to the M25, M3 and Heathrow Airport. British Rail connections to Paddington are available from Burnham and Maidenhead. A direct line into London Waterloo is available via Windsor & Eton Riverside station.

Location

Burnham Station is one of the stations served by Crossrail - 'The Elizabeth Line' travels through London connecting Reading in the west and to Shenfield in the east meaning the heart of the West End (Bond Street) is just 38 minutes away. There are excellent road links providing easy access to the M4 and M25.

Asda Superstore is located on your door step as well as The Bishop Centre that is close by with a wide range of lifestyle retail stores. Sainsbury's, Waitrose and Tesco all have stores within 3 miles of the development. Maidenhead town centre provides a wealth of national and local shops in and around the Nicholson Shopping Centre, as well as sports facilities and night-life venues.

Water dominates the area, the River Thames at Maidenhead is picturesque and attractive to walk along or a magnet for water sports - rowers, barges and pleasure boats. The Thames Maidenhead Rowing Club has its base nearby and the purpose-built rowing venue at Dorney Lake is to the south. There are several good golf courses within a close proximity.

Schools

PRIMARY SCHOOLS:

Cippenham School - 0.7 Miles
State School

Western House Academy - 0.3 Miles
State School

Montem Academy - 0.7 Miles
State School

SECONDARY SCHOOLS:

The Westgate School - 0.2 Miles
State School

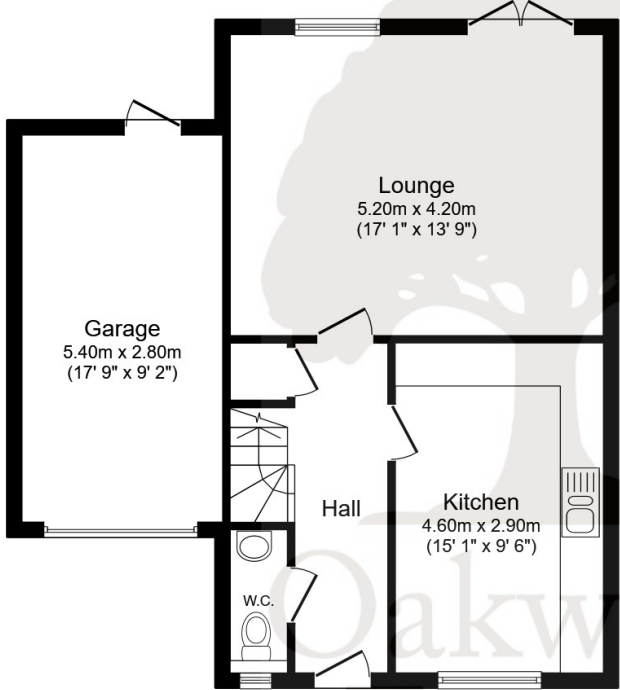
Eden Girl's School - 0.6 Miles
State School

Herschel Grammar School - 1.0 Miles
State School

Council Tax

Band E

Floor Plan



Ground Floor
Floor area 61.9 sq.m. (667 sq.ft.)

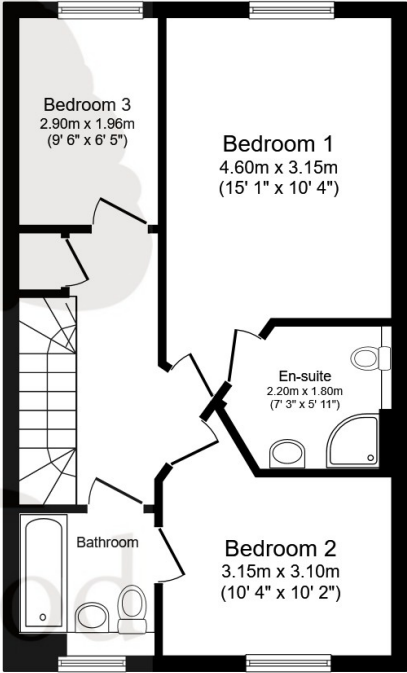
Garage
5.40m x 2.80m
(17' 9" x 9' 2")

Lounge
5.20m x 4.20m
(17' 1" x 13' 9")

Hall

Kitchen
4.60m x 2.90m
(15' 1" x 9' 6")

W.C.



First Floor
Floor area 46.3 sq.m. (498 sq.ft.)

Bedroom 3
2.90m x 1.96m
(9' 6" x 6' 5")

Bedroom 1
4.60m x 3.15m
(15' 1" x 10' 4")

En-suite
2.20m x 1.80m
(7' 3" x 5' 11")

Bathroom

Bedroom 2
3.15m x 3.10m
(10' 4" x 10' 2")

Total floor area: 108.2 sq.m. (1,165 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.Propertybox.io](#)

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.

