



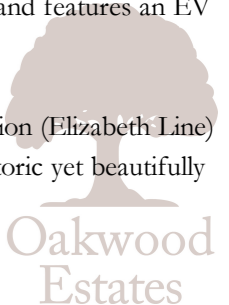
This impressive detached period property built circa 1875 offers substantial living accommodation throughout and blends the original features and modern decor, located in the heart of Maidenhead.

To the ground floor, two spacious reception rooms with ample living space for both formal entertaining and relaxed family gatherings. The original features, including high ceilings, original doors, sash windows and ornate fireplaces, have been lovingly preserved, adding to the property's character and charm. The heart of the home is the kitchen/dining room with its ample storage, bifold doors, underfloor heating, solid wood worktops and range cooker, overlooking the rear garden and is perfect for family meals and entertaining guests. There is also a study and cloakroom on the ground floor with stairs down to a cellar.










To the first floor, a light and airy landing area with storage and four well proportioned bedrooms two of which have en-suite shower rooms, and three of which have fitted wardrobe space. Also a beautiful family bathroom featuring roll top bath, a separate shower unit and underfloor heating.

Outside, the property truly shines. The beautifully landscaped south facing garden offers a peaceful retreat, with mature trees, vibrant flower beds, and a large patio area ideal for outdoor entertaining. There is plenty of space for children to play or for those with a green thumb to indulge in gardening. To the front, the private driveway provides parking for two cars and features an EV charger.

Added benefits include just a short five minute walk to the High Street and a ten minute walk to the train station (Elizabeth Line) and with no onward chain allows the possibility of a quick sale. Don't miss this rare opportunity to own a historic yet beautifully updated home in one of Maidenhead's most desirable locations.



# Property Information

-  CLOSE TO MAIDENHEAD CENTRE AND RAILWAY STATION (ELIZABETH LINE)
-  PERIOD FEATURES
-  2 ENSUITE BATHROOMS PLUS FAMILY BATHROOM
-  3 RECEPTION ROOMS
-  NO CHAIN
-  SUBSTANTIAL FOUR BEDROOM FAMILY HOME
-  OPEN - PLAN KITCHEN/DINING ROOM
-  OFF STREET PARKING FOR 2 CARS
-  PRIVATE & SECLUDED SOUTH FACING REAR GARDEN

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

# Floor Plan



**Marlow Road**  
Approximate Floor Area = 204.56 Square meters / 2201.86 Square feet

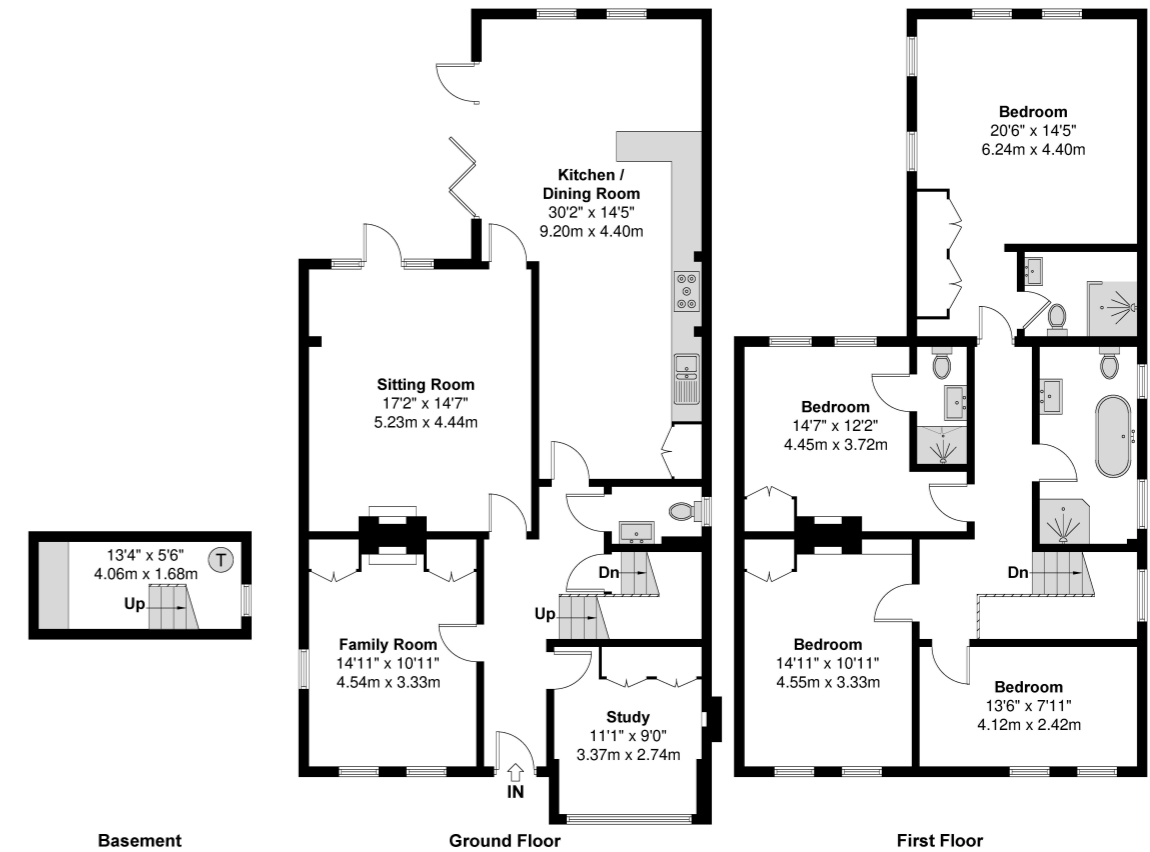


Illustration for identification purposes only, measurements are approximate, not to scale.

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.

## Location

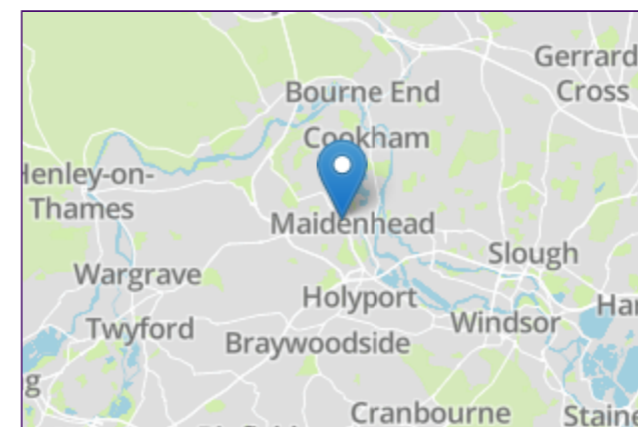
The property is situated in a popular residential location just 0.2 miles from the town centre and 0.6 miles from the train station with easy access to the A404M and M4. Maidenhead town centre offers a variety of independent bars and restaurants as well as many high street retailers. The Riverside is a short walk away proving walking routes along the Thames path to Cookham and Windsor.

## Schools And Leisure

The property is located within catchment and walking distance of many good and outstanding state schools as well as offering an excellent selection of independent schooling including Claires Court, St Piran's and Highfield. There are numerous local sports clubs including tennis, rugby, rowing and football, various fitness centres and racing at Ascot and Windsor. The local area has many walking trails, including the National Trust woodland at Maidenhead Thicket and Pinkneys Green. Nearby amenities include numerous golf courses, the newly built Braywick Leisure centre, a multiplex cinema, shops and restaurants.

## Council Tax

Band G



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		
(81-91)	B		
(69-80)	C		78
(55-68)	D	59	
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales			
EU Directive 2002/91/EC			