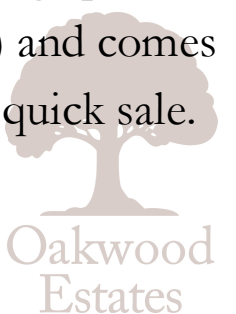




This well maintained three double bedroom semi-detached character property within walking distance of Maidenhead town centre and train station. The property is in good condition throughout with a spacious lounge, dining room, generous kitchen, utility room, downstairs W.C and conservatory with features such as high ceilings throughout the ground floor. To the first floor, three double bedrooms and spacious four piece bathroom. Externally there is a large private garden with a detached annexe which could be utilized as an extra income opportunity or for a family member to provide them with their own space, plus the addition of a double garage with a parking space to the rear. The property has potential for further expansion (STPP) and comes to the market with no onward chain allowing the possibility of a quick sale.





Property Information

-  LARGE SELF-CONTAINED ANNEXE
-  DOUBLE GARAGE WITH PARKING
-  CONSERVATORY
-  NO ONWARD CHAIN
-  COUNCIL TAX BAND - D
-  SEMI DETACHED
-  UTILITY ROOM & W.C
-  POTENTIAL TO EXTEND (S.T.PP)
-  EPC E
-  THREE DOUBLE BEDROOMS


  
**x3**  
Bedrooms

  
**x3**  
Reception Rooms

  
**x2**  
Bathrooms

  
**x1**  
Parking Spaces

  
**Y**  
Garden

  
**Y**  
Garage

Location

This property is conveniently located within a short walk to the Town Centre. The Railway station is approximately 1.1 miles away - providing fast links into London Paddington (fast trains approx. 20 minutes). Maidenhead will also soon benefit from the Crossrail Development and redevelopment of the town centre. For the commuter by car, junction 8/9 of the M4 via the A404(M) or A308(M) are within easy reach - providing access to the M25, Heathrow Airport, London and the West Country.

Schools And Leisure

There are numerous local sports clubs including tennis, rugby, rowing and football, various fitness centres and racing at Ascot and Windsor. The River Thames can also be accessed at Maidenhead with many walks to be enjoyed along the Thames Path. The local area has many walking trails, including the National Trust woodland at Maidenhead Thicket and Pinkneys Green. Nearby amenities include numerous golf courses, Braywick Leisure centre, a multiplex cinema, shops and restaurants. There are also a number of good and outstanding schools close by.

Council Tax

Band D

Floor Plan



**Blackamoor Lane**  
Approximate Floor Area = 114.44 Square meters / 1231.82 Square feet  
Outbuilding Area = 50.45 Square meters / 543.03 Square feet  
Total Area = 164.89 Square meters / 1774.85 Square feet

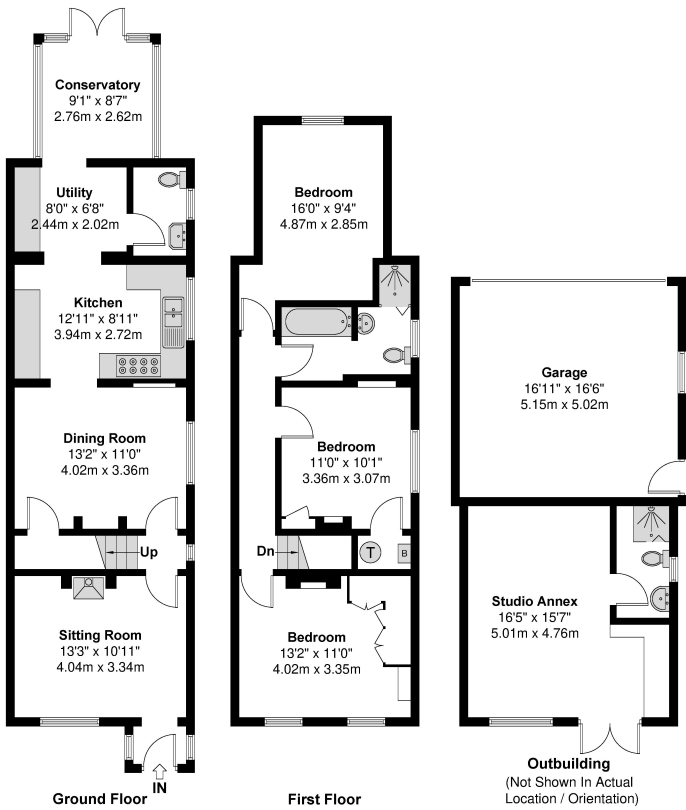


Illustration for identification purposes only, measurements are approximate, not to scale.

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.

