

This extended three bedroom semi-detached family home is located on a quiet cul-de-sac just a short walk from the shops and amenities of the Farnham Road. The property's tenure is leasehold (900+ years remaining) with a Peppercorn Ground Rent.

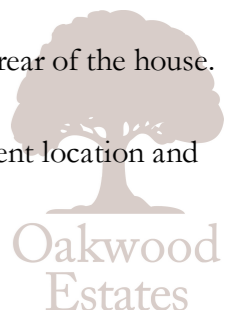
The accommodation is spacious with the ground floor featuring a 21ft living room, a 19ft fitted kitchen/diner with French doors onto the rear garden, a downstairs W.C/shower room and an entrance hall.

To the first floor there are three bedrooms and a three piece family bathroom. The property offers the potential to extend into the loft (STP) like neighbouring properties on the road.

Externally, the rear garden is generous and mainly laid to lawn with a patio area ideal for entertaining. The garden incorporates a 21ft outbuilding (fitted with electrics) which could be adapted for use as either a home office or gym.

To the front of the property there is a driveway with parking for two cars and side access to the rear of the house.

This property is an excellent family purchase due to its spacious accommodation and convenient location and comes onto the market as well presented.



Property Information

-  EXTENDED THREE BEDROOM SEMI-DETACHED HOUSE
-  QUIET CUL-DE-SAC OFF FARNHAM ROAD
-  21FT LIVING ROOM
-  GROUND FLOOR SHOWER/WC
-  GENEROUS GARDEN
-  LEASEHOLD (900+ YEARS REMAINING)
-  NEARBY TO RANGE OF AMENITIES/TRANSPORT LINKS
-  19FT KITCHEN/DINER
-  THREE PIECE BATHROOM
-  21FT OUTBUILDING (FITTED WITH ELECTRICS)

| | | | | | |
|--|---|---|---|---|---|
|  |  |  |  |  |  |
| x3 | x2 | x2 | x2 | Y | Y |
| Bedrooms | Reception Rooms | Bathrooms | Parking Spaces | Garden | Garage |

External

The rear garden is generous and mainly laid to lawn with a patio area ideal for entertaining. The garden incorporates a 21ft outbuilding (fitted with electrics) which could be adapted for use as either a home office or gym.

To the front of the property there is a driveway with parking for two cars and side access to the rear of the house.

Tenure

Lease: 999 years from original.

Ground Rent: Peppercorn.

The tenure and charges details have been supplied by the current owner, but this information should be verified by a solicitor prior to purchase as we have not had available a copy of the lease on this property.

Details concerning the purchase of the Freehold interest are available on request.

Adaptions

The property offers the potential to extend into the loft (STP) like neighbouring properties on the road.

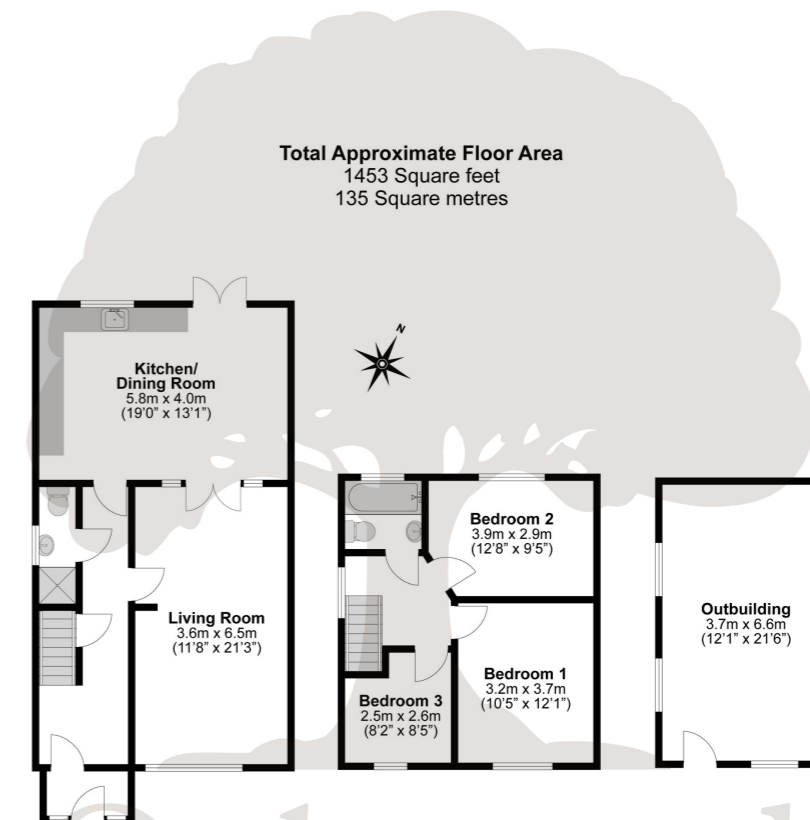
Location

A traditional three bedroom semi detached house located in this much sought after location within the catchments areas for the popular schools of Baylis Girls School, Herchel Grammar and Phoenix Academy. The property is within walking distance to all local amenities including the local shops on Farnham road with Slough town centre within 1.5 miles with its mainline railway station offering its Elizabeth line.

Council Tax

Band D

Floor Plan



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.

