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Parlaunt Road, Langley, Berkshire. SL3 8BE.

£525,000 Freehold

Situated in this most sought after part of Langley is this extended three bedroom semi, offered for sale with no upper chain.

This excellent property is located walking distance to local shops and amenities

* Is close to Langley Leisure Centre*

* Plus also Langley Station (and Crossrail)*

An abundance of renowned local schools are also close by, as is the motorway network of the M4/M25/M40, plus Heathrow

This home is also ideal for a buyer looking to possibly extend and make their own, as it is situated on a large plot, and offers space for a double storey side extension (subject to the usual consents).

Existing accommodation is a decent 1190 square ft, and includes a 15'6 x 12'6 living room, a great sized 15'11 x 11'8 kitchen/breakfast room which has french doors leading to the garden plus space for a dining table and chairs. On the first floor are three bedrooms and a family bathroom. The master being some 14'4 x 10'1 and having fully fitted wardrobes, with bedside tables and overhead storage.



Outside, the huge garage measures 31'1 x 12'11, and there is off street parking on the front drive. The rear garden is mainly laid to lawn with a patio, and is also fairly low maintenance.

LOCATION

This property is perfectly located, close to the High Street with its array of shops and amenities.

Langley Station, now on the Elizabeth Line (Crossrail route), is located within easy reach, and the M4, M25 and M40 plus Heathrow are also easily accessible.

A host of renowned schools including Langley Hall and Marish Primary are within a short distance, as are Langley Grammar, Upton Court Grammar, St Bernard Grammar and Langley Academy.



Important Notice

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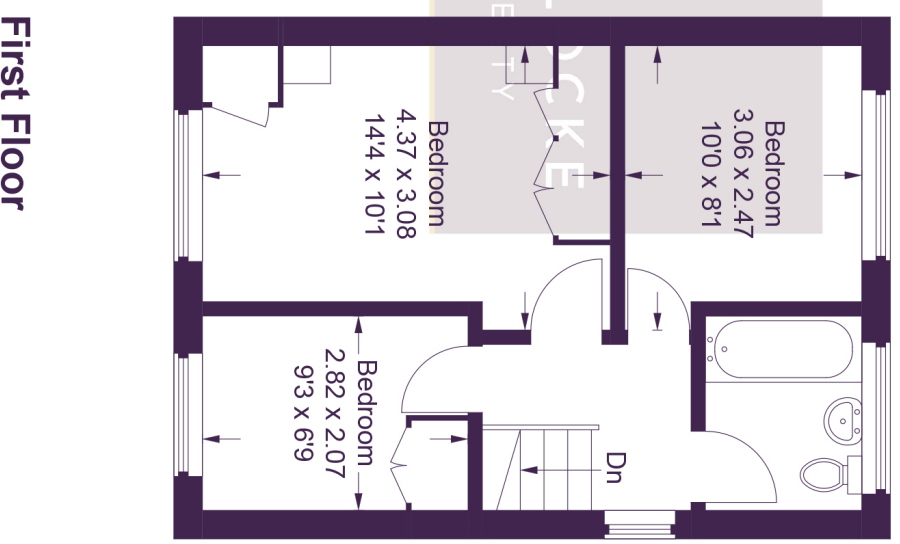
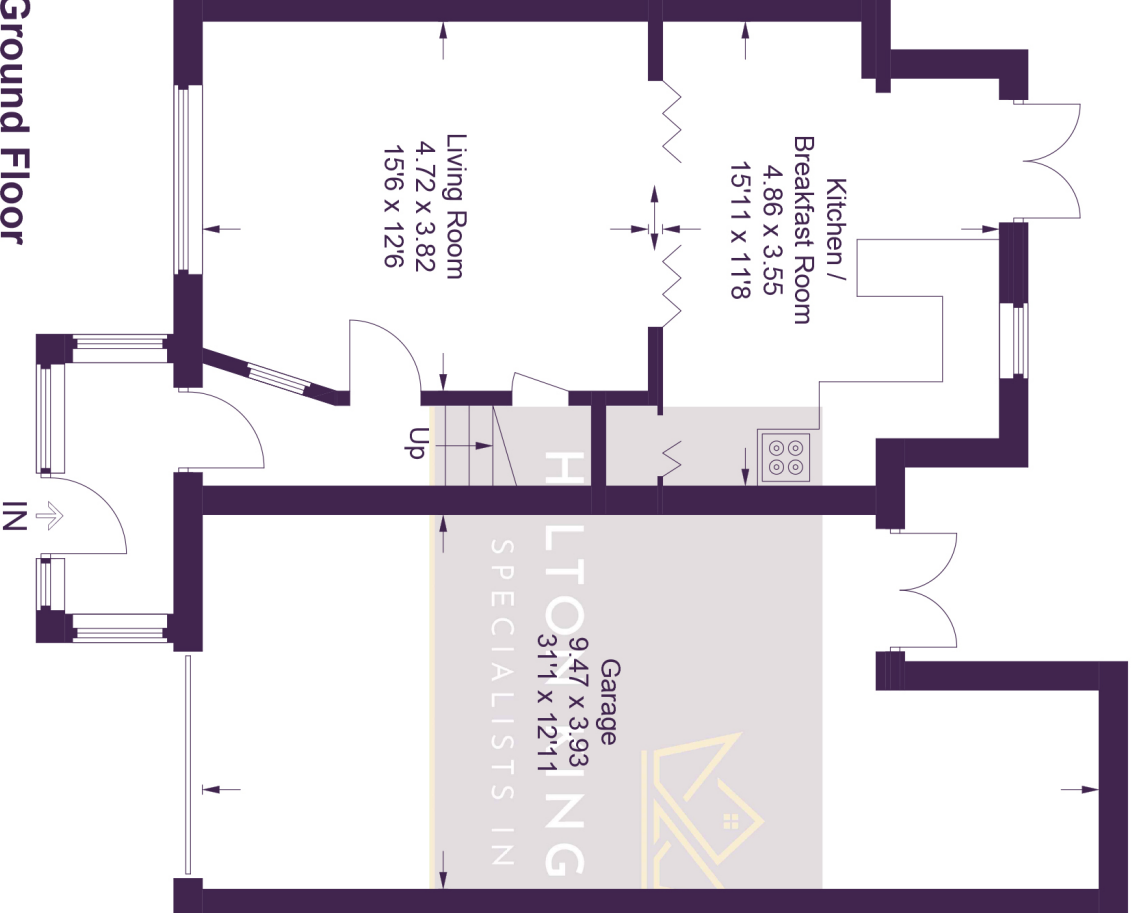
Approximate Gross Internal Area

Ground Floor = 43.4 sq m / 467 sq ft

First Floor = 34.0 sq m / 366 sq ft

Garage = 33.2 sq m / 357 sq ft

Total = 110.6 sq m / 1,190 sq ft



This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.

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