



18 Sterling Square, Broad Lane, Bracknell, Berkshire. RG12 9TB

- OPEN PLAN LIVING/KITCHEN
- BEDROOM WITH FITTED WARDROBE
- BATHROOM
- UTILITY CUPBOARD
- BALCONY TO LIVING ROOM
- CARPORT PARKING SPACE
- COUNCIL TAX BAND "B"
- GAS FIRED CENTRAL HEATING



PROPERTY DESCRIPTION

A light and spacious, first floor flat located within easy access of Bracknell town centre and mainline train station. The property is available unfurnished from the 10th October



ROOM DESCRIPTIONS

FIRST FLOOR

ENTRANCE HALL

Large walk in storage cupboard with lighting, wood laminate flooring, single panel radiator, recessed lighting, entry phone

UTILITY CUPBOARD

Washing machine, tiled floor

LIVING ROOM/KITCHEN

6.54m x 4.19m (21' 5" x 13' 9")

UPVC windows with front and side aspect, UPVC double doors to balcony with front aspect, two double panel radiators, wood laminate flooring, recessed lighting

KITCHEN AREA

UPVC window with side aspect, range of eye level cupboards, built in extractor, preparations surface with drawers and cupboards under, stainless steel sink with mixer tap and drainer, electric hob, Zanussi oven, integrated dishwasher, integrated fridge/freezer, under cupboard lighting, wood laminate flooring, recessed lighting

BEDROOM

3.45m x 3.29m (11' 4" x 10' 10") Full length UPVC window with front aspect, fitted double wardrobe with mirror fronted doors, radiator

BATHROOM

White bathroom suite with bath with power shower over and glazed shower screen, wash basin with mixer tap and WC, chrome heated towel rail, tiled floor, recessed lighting

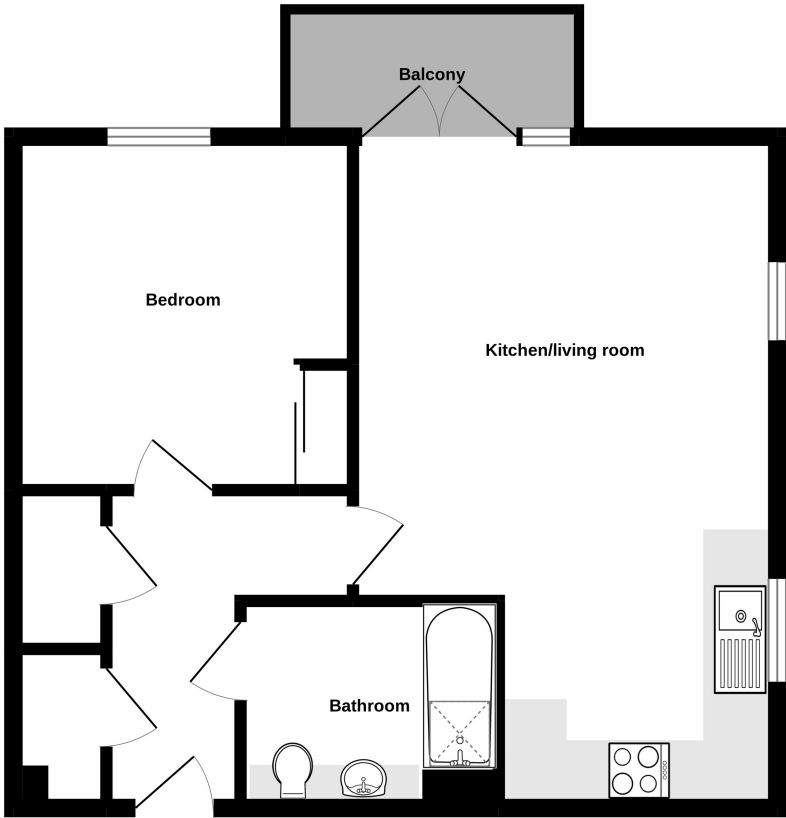
OUTSIDE

CARPORT

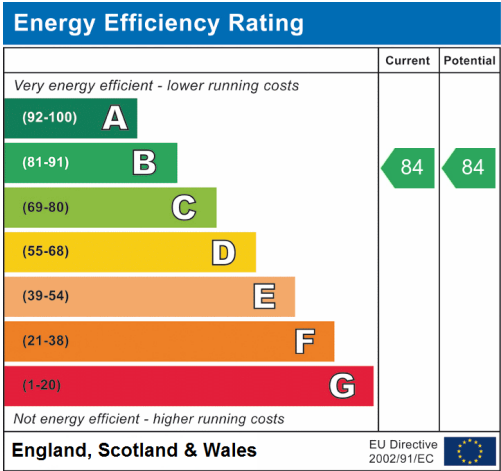
The flat has carport parking with space for one large car or two small cars



First floor



TOTAL FLOOR AREA : 50.8 sq.m. (547 sq.ft.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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