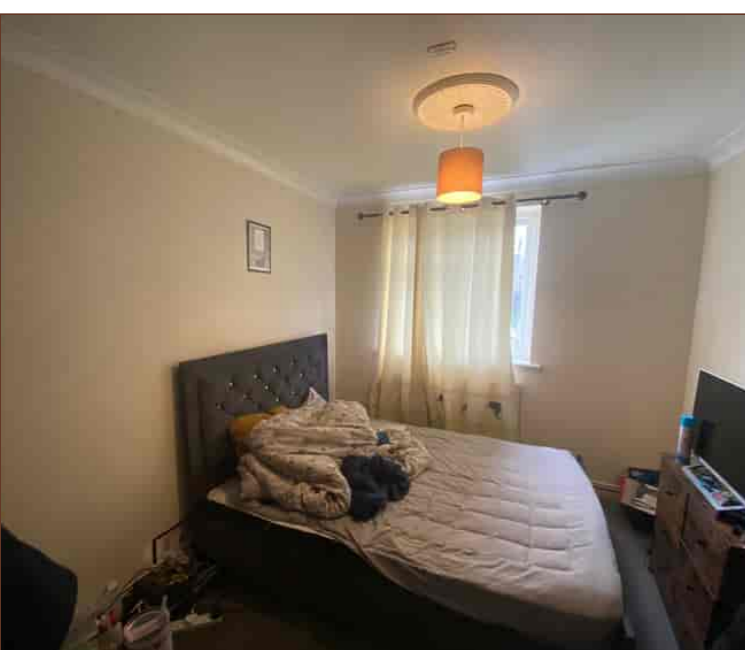




Situated a short distance to both Slough High Street and Slough train station (Elizabeth Line Access) is the ground floor one bedroom maisonette.

Consisting of spacious rooms throughout with a large double bedroom, generous living/dining area, separate kitchen and a private family bathroom all on offer. Allocated parking also exists with a private parking bay to the rear of the property.

With Slough High Street less than 200 yards away all your local amenities are on your door step. This location makes this home the perfect first time purchase or investment opportunity.

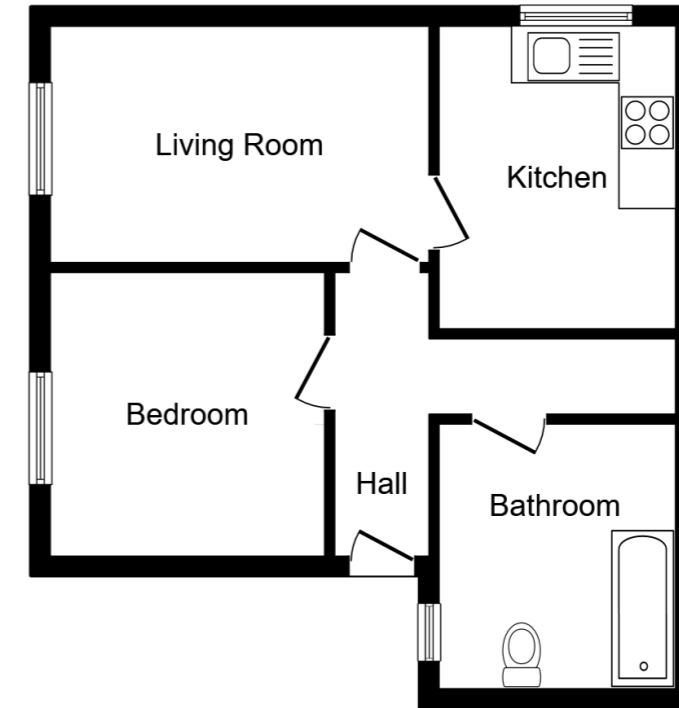


Property Information

-  ONE BEDROOM
-  ALLOCATED PARKING
-  NO ONWARD CHAIN
-  GROUND FLOOR MAISONETTE
-  CLOSE TO AMENITIES

| | | | | | |
|----------------------------------------------------------------------------------|-----------------------------------------------------------------------------------|-----------------------------------------------------------------------------------|-----------------------------------------------------------------------------------|-------------------------------------------------------------------------------------|-------------------------------------------------------------------------------------|
|  |  |  |  |  |  |
| x1 | x1 | x1 | x1 | N | N |
| Bedrooms | Reception Rooms | Bathrooms | Parking Spaces | Garden | Garage |

Floor Plan



Floor Plan
Floor area 40.5 m² (436 sq.ft.)

TOTAL: 40.5 m² (436 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

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

Slough Station is one of the stations served by Crossrail - 'The Elizabeth Line' travels through London connecting Reading in the west and to Shenfield in the east meaning the heart of the West End (Bond Street) is just 30 minutes away. There are excellent road links providing easy access to the M4 and M25. A direct train link into London Paddington as available from Slough station and takes on 15 minutes!

Council Tax

Band B

You are surrounded by reputable local towns such as Windsor, Eton & Maidenhead which all provide access to shopping facilities, restaurants and bars.

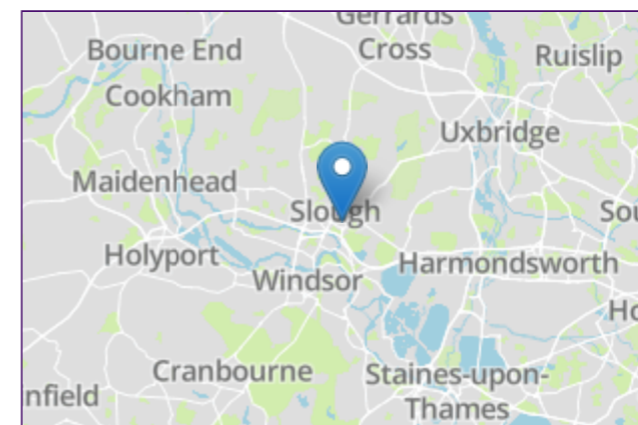
Transport Links

NEAREST STATIONS:

Slough (0.5 miles)

Langley (2.4 miles)

The M4 (jct 6) is an easy commute, M40 is also easily accessible these both in turn provide access to the M25, M3 and Heathrow Airport. British Rail connections to Paddington are available from Burnham and Maidenhead.



| Energy Efficiency Rating | | Current | Potential |
|----------------------------------------------------|---|----------------------------------------|-----------|
| <i>Very energy efficient - lower running costs</i> | | | |
| (92+) | A | | |
| (81-91) | B | | |
| (69-80) | C | | |
| (55-68) | D | 67 | 77 |
| (39-54) | E | | |
| (21-38) | F | | |
| (1-20) | G | | |
| <i>Not energy efficient - higher running costs</i> | | | |
| England, Scotland & Wales | | <small>EU Directive 2002/91/EC</small> | |