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Collinswood Road, Farnham Common, Slough, Buckinghamshire. SL2 3LN.

£600,000 Leasehold

A stunning three bedroom bungalow set within the prestigious Colinswood House development with beautiful, secluded and mature communal grounds of over seven acres.

The property is situated to the North of Farnham Common, yet is still walking distance to Burnham Beeches with its 500 acres of woodland, and its many amenities including local shops, Tesco, Sainsbury and Costa Coffee.

Internal accommodation is nearly 1000 square ft and includes a 14'11" by 17'4" living/dining area. The kitchen has eye level units with fitted appliances and looks over the beautiful grounds. There is also a cloakroom, a bathroom, three excellent sized bedrooms and one ensuite.

The master bedroom is 15'4 x 9'7" and offers an array of fitted wardrobes plus an ensuite, bedroom two and three are good sizes with fitted wardrobes and look over the grounds.

Other benefits include, allocated residents parking, double garage, visitor spaces, loft space, a small patio that is surrounded by the delightful, mature grounds offers seclusion and privacy, which are mainly laid to lawn with extensive shrubs and wooded areas.

THE AREA

Farnham Common is well served by road and rail links with the larger neighbouring towns of both Gerrards Cross and Beaconsfield providing direct rail access into London Marylebone in around 20 minutes. In 2022 Crossrail at nearby Burnham will provide commuters with easy access across central London to Canary Wharf.

The motorway network of the M40, M25 and M4 are all also within easy reach.



SCHOOLS

Renowned for its excellent grammar schooling along with a range of state and independent schools including Caldicott in Farnham Common, Dair House in Farnham Royal and Maltmans in Gerrards Cross. Farnham Common also has its own excellent Infant and Junior Schools which are both walking distance to the property. For a full list of catchment schools visit www.buckscc.gov.u



Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		
(81-91) B		
(69-80) C		77
(55-68) D		
(39-54) E	51	
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC	

Important Notice

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Photographs etc: The photographs show only certain parts of the property as they appeared at the time they were taken. Areas, measurements and distances given are approximate only.

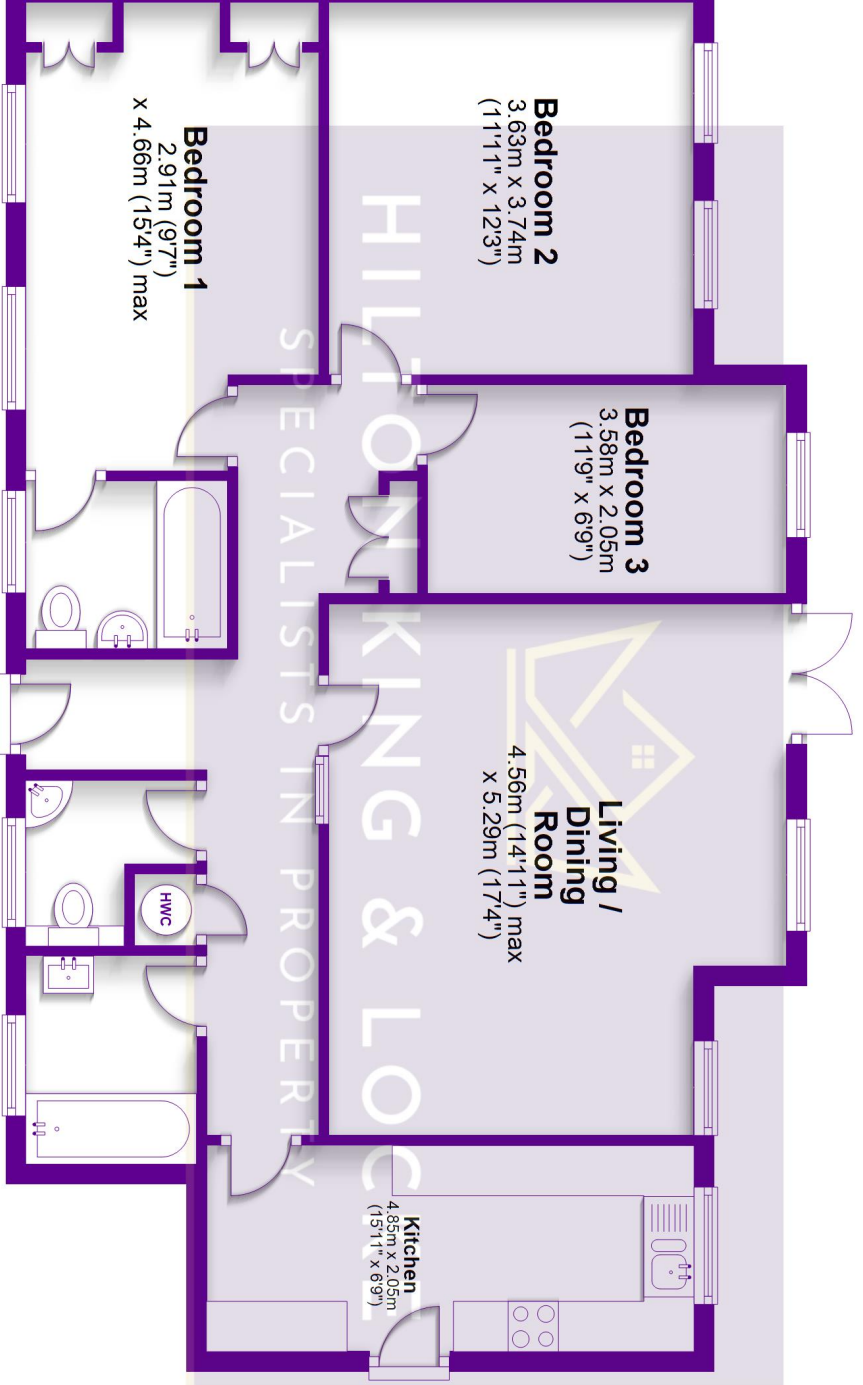


The Broadway
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Ground Floor

Approx. 91.3 sq. metres (982.5 sq. feet)



Total area: approx. 91.3 sq. metres (982.5 sq. feet)

FOR ILLUSTRATIVE PURPOSES ONLY - NOT TO SCALE

The position and size of doors, windows, appliances and other features are approximate only. Total area includes garages & outbuildings.
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