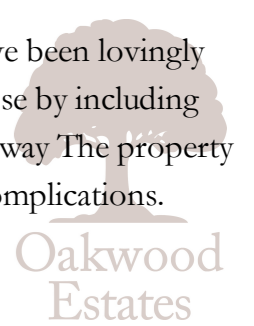










An opportunity to acquire an elegant Victorian detached property dating back to the late 19th century which has been sympathetically refurbished for contemporary living whilst retaining many period features. To the ground floor is a welcoming porch, a dining room with built in cupboards and larder, a spacious oak fitted kitchen enjoying views out on the garden and leads to another reception room with wood burning stove. Furthermore, the property benefits from a stylish downstairs bathroom and large bedroom with it's own private access. To the first floor is a well proportioned main bedroom with feature fireplace, a second double bedroom with countryside views, a third double bedroom with separate wc and a well appointed family bathroom.



Externally, the large garden is mainly set to lawn bordered by mature shrubs and trees with uninterrupted views across the fields beyond. Within the garden there is the original Victorian well, a kitchen garden and a number of storage sheds. To the front, there is a gated driveway for multiple cars.

Further benefits include a newly installed boiler and an array of period features which have been lovingly restored by the current vendor. There are a number of good and outstanding schools close by including Claires Court Junior Boys School and Newlands Girls School which are both a short walk away The property has undergone a superb renovation and comes to the market with no onward chain complications.

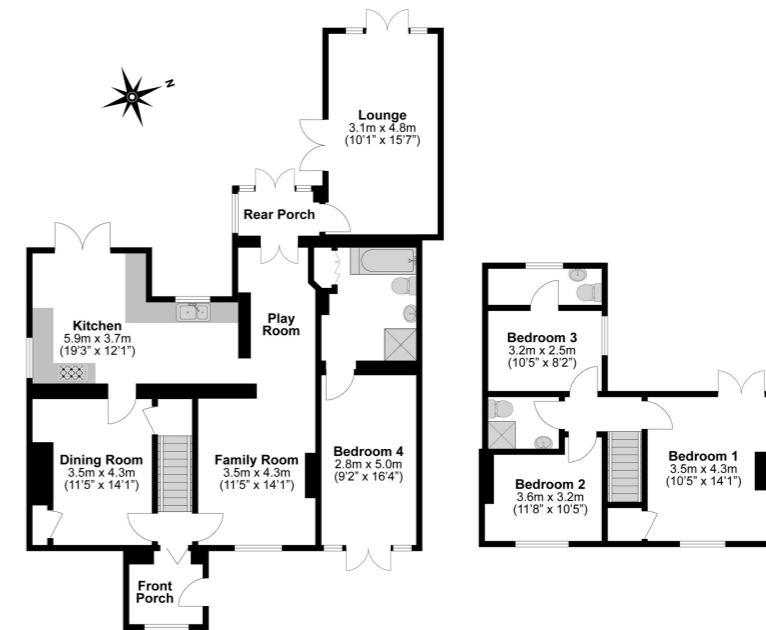


-  NO CHAIN
-  PERIOD FEATURES
-  LARGE GARDEN WITH WELL
-  COUNTRYSIDE LOCATION
-  FOUR BEDROOMS
-  TWO BATHROOMS
-  GATED DRIVEWAY PARKING
-  CLOSE TO GOOD AND OUTSTANDING SCHOOLS



Total Approximate Floor Area
1776 Square feet
165 Square metres

					
x4	x3	x2	x3	Y	N
Bedrooms	Reception Rooms	Bathrooms	Parking Spaces	Garden	Garage



Illustrations are for identification purposes only, measurements are approximate, not to scale.

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.

External

Externally, there is plentiful drive parking with side access to the patio and rear garden which is wonderfully private and secluded and backs onto vast greenbelt land. There is also a large garage providing ample secure storage.

Location

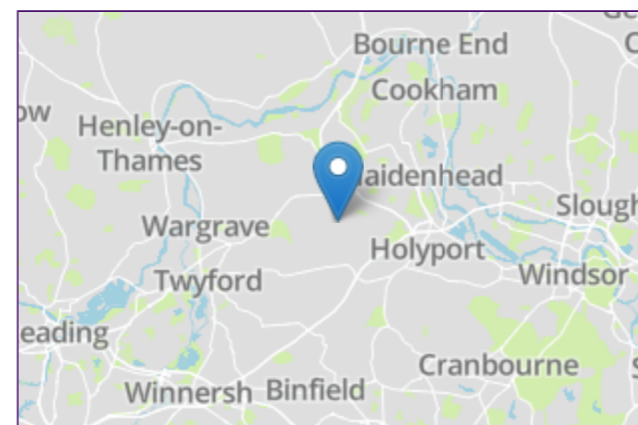
Ideally located on a country lane on the outskirts of Maidenhead and close to the attractive Littlewick Green area which enjoys a well regarded cricket club and popular public house. The property is well located for the commuter, being only 2 miles from Maidenhead Train Station which forms part of the Crossrail network and a short distance to the A404 providing access to the M4 and M40.

School And Leisure

There are numerous local sports clubs including tennis, rugby, rowing and football, various fitness centres and racing at Ascot and Windsor. The River Thames can also be accessed at Maidenhead with many walks to be enjoyed along the Thames Path. The local area has many walking trails, including the National Trust woodland at Maidenhead Thicket and Pinkneys Green. Nearby amenities include Castle Royle Championship Golf Course, Braywick Leisure centre, a multiplex cinema and a good variety of shops and restaurants.

Council Tax

Band G



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		
(81-91)	B		
(69-80)	C		75
(55-68)	D	54	
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	