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25 Thames Road, Langley, Berkshire. SL3 8DX.

£700,000 Freehold



Situated in the highly sought-after Thames Road, this extended four-bedroom semi-detached home is just a short walk from local shops and amenities, making it an ideal choice for families and professionals alike.

As you enter, the spacious entrance hall provides a warm welcome, complete with fitted storage for coats and shoes, as well as a convenient seating area. To the right, a generously sized living and dining room offers a versatile space for entertaining, with direct access to the rear garden. The well-appointed kitchen boasts ample fitted appliances, including a washing machine, dryer, American fridge freezer, and dishwasher. Featuring a gas hob, the kitchen also enjoys lovely views over the garden and direct access to the outdoor space.

Towards the front of the property, an additional reception room provides flexibility as a playroom, study, or snug, while a brand-new shower room adds convenience to the ground floor.

Upstairs, the master bedroom is a true retreat, featuring an en-suite bathroom and ample fitted wardrobes. Two further double bedrooms also benefit from fitted wardrobes, while a well-proportioned single bedroom, overlooking the front of the property and a family bathroom, completes this floor. The loft room offers additional storage or the perfect space for a home office.

Externally, the front of the property provides ample driveway parking. To the rear, the garden is mostly laid to lawn, creating a wonderful outdoor space for relaxation and entertaining. An outhouse with electricity adds further practicality and potential for various uses.

This beautifully extended home offers fantastic space, modern conveniences, and an excellent location, making it a must-see for those looking to settle in a desirable area.





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.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>	71	80
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
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  
Farnham Common Buckinghamshire SL2 3QH

Tel: 01753 643555  
fc@hklhome.co.uk

# 25, Thames Road

Approximate Gross Internal Area

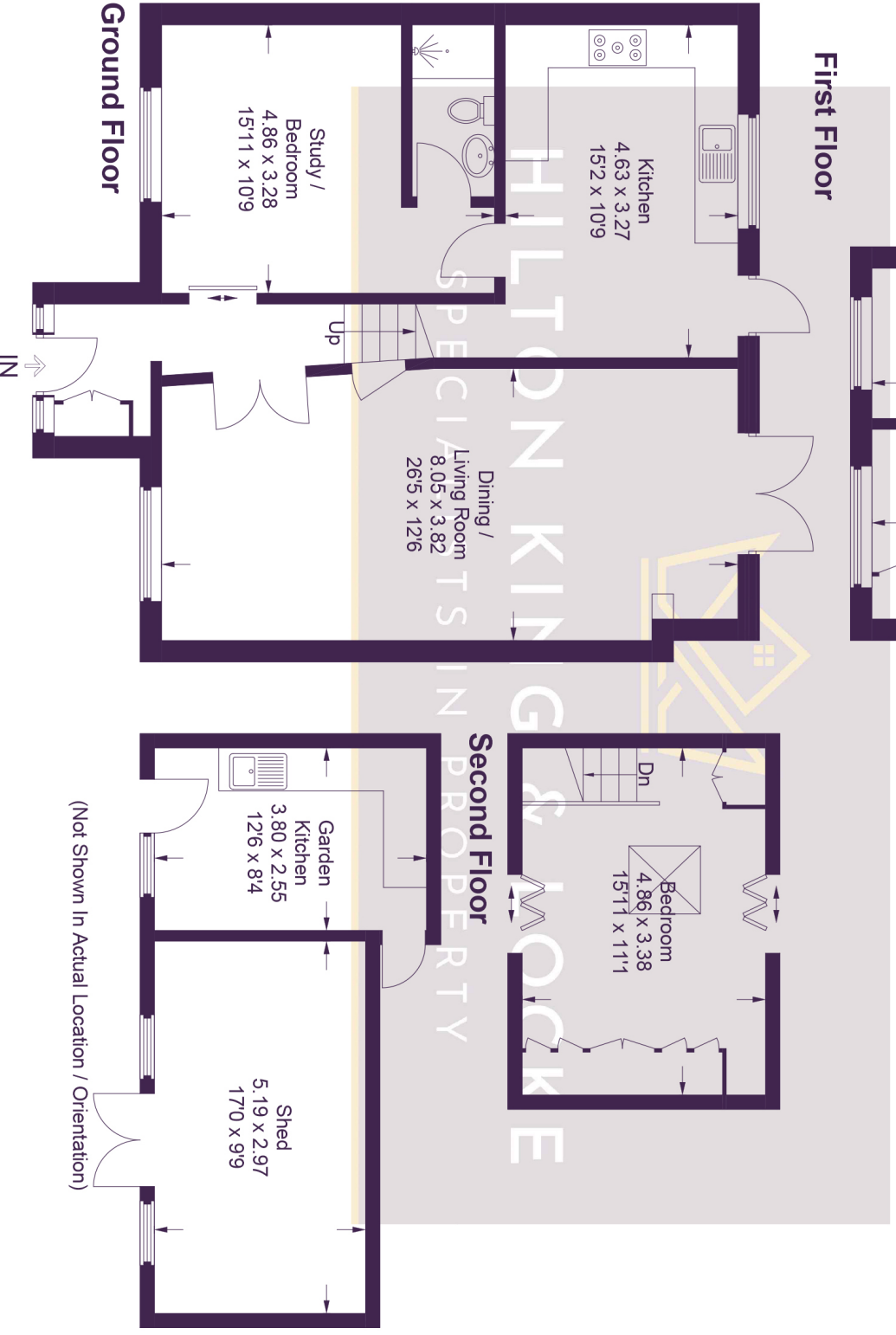
Ground Floor = 72.1 sq m / 776 sq ft

First Floor = 53.2 sq m / 573 sq ft

Second Floor = 16.5 sq m / 178 sq ft

Outbuilding = 25.5 sq m / 274 sq ft

Total = 167.3 sq m / 1,801 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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