



HILTON KING & LOCKE
SPECIALISTS IN PROPERTY



19 Cippenham Lane, Slough, Berkshire. SL1 5BU.

£370,000 Freehold

A PROPERTY WITH HUGE POTENTIAL**IN NEED OF MODERNISATION**PLENTY OF POTENTIAL TO EXTEND - STPP* *NO CHAIN

Hilton King & Locke are pleased to bring to the market this rarely available three-bedroom semi which is ideal for a purchaser who is looking to make a property their own as this home requires modernisation, while offering ample potential to extend (subject to planning consents). There is also no upper chain, and it is therefore available for a speedy purchase.

Existing accommodation includes a front aspect living room and separate dining room that leads into the kitchen with plenty of space for free standing appliances. A french door from the kitchen leads to the well-maintained garden with side access and storage shed.

On the first floor there are three excellent sized bedrooms with two of them benefitting from fitted wardrobes. A separate shower room and WC completes the upstairs. To the front of the property is a private driveway for 2 cars.

Area

Burnham and Taplow station are within easy reach, both of which are on the main Paddington line and offer the Crossrail service (The Elizabeth Line) which has greatly enhanced commuting to London's West End and the City. Numerous state and private schools can be found in the Cippenham and Burnham area, most within walking distance, providing schooling from toddlers through to adult education. Three major supermarkets are also located within a very short proximity, one within walking distance. Junction 6 of the M4 motorway is less than a five minute drive, providing easy access to Heathrow Airport, Central London, Maidenhead, Reading, Slough Central



and the M25/M40 network. Local busses which stop close by offer a frequent service into Slough Town Centre and Heathrow Airport. Freehold. Viewings highly recommended.



Important Notice

Particulars: These particulars are not an offer or contract, nor part of one. You should not rely on statements by Hilton King & Locke Ltd in the particulars or by word of mouth or in writing as being factually accurate about the property, its condition or its value. Hilton King & Locke Ltd does not have any authority to make any representations about the property, and accordingly any information given is entirely without responsibility on the part of the agents, seller(s) or lessor(s).

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.



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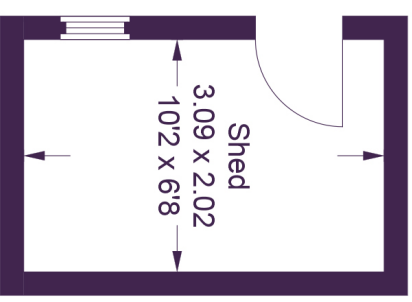
Approximate Gross Internal Area

Ground Floor = 37.6 sq m / 405 sq ft

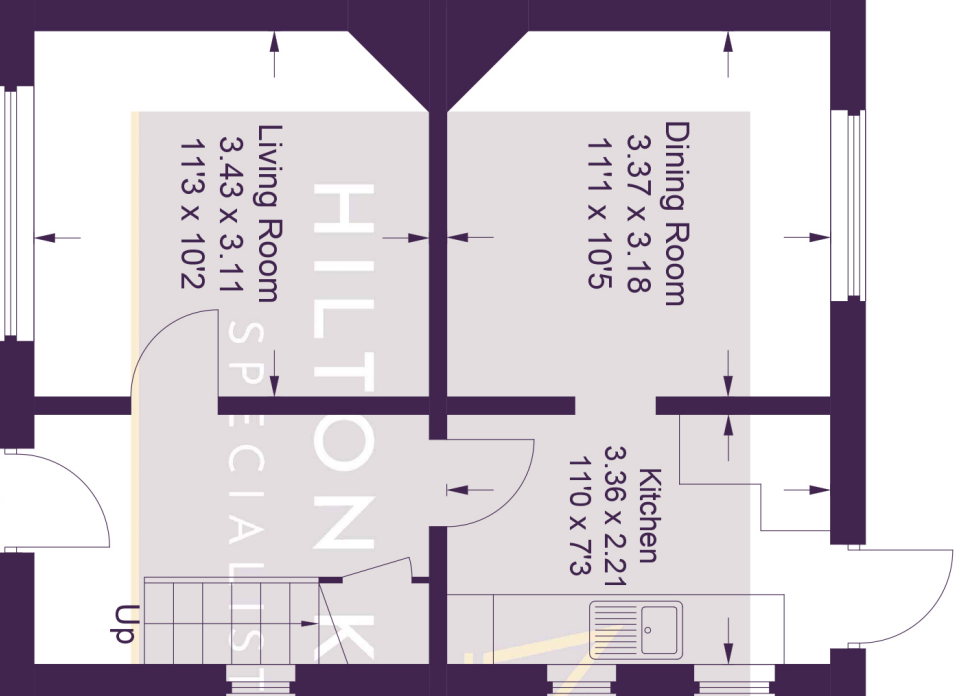
First Floor = 37.3 sq m / 401 sq ft

Outbuilding = 6.2 sq m / 67 sq ft

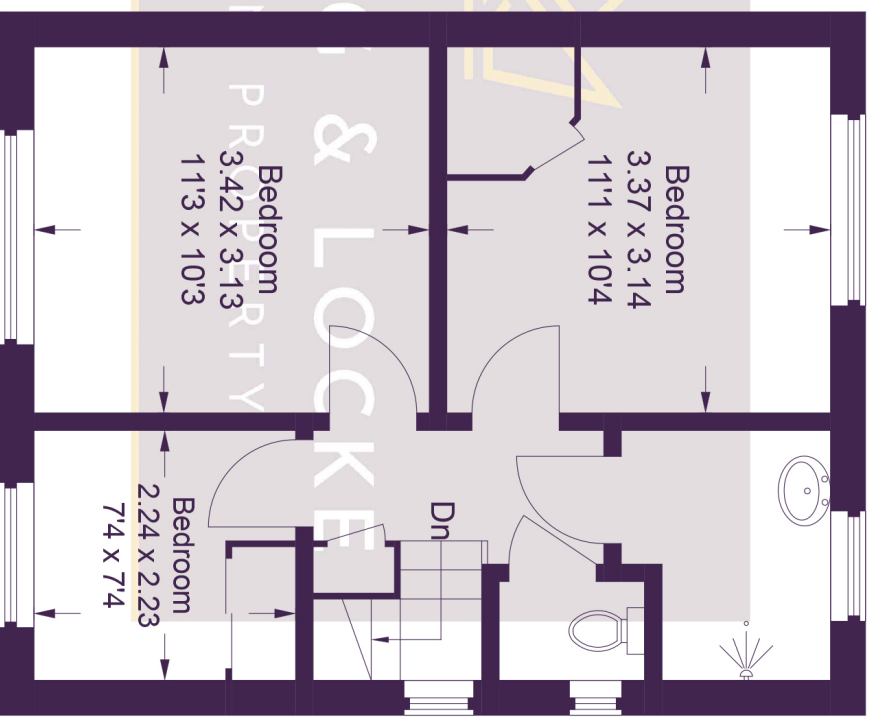
Total = 81.1 sq m / 873 sq ft



(Not Shown In Actual Location / Orientation)



Ground Floor



First Floor

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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