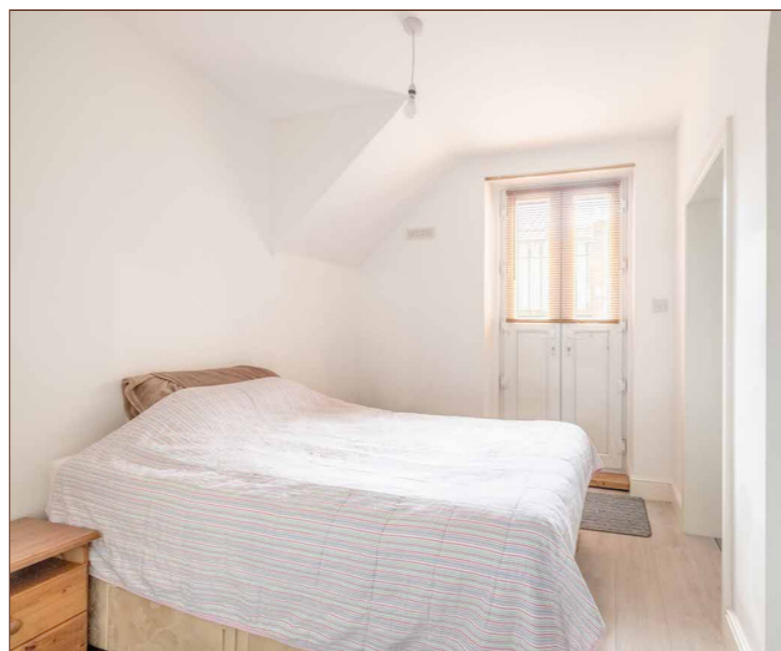


This one bedroom period conversion ground floor apartment is situated right in the heart of Datchet Village and within a 2 minutes' walk of its Train Station (Waterloo Line) and a variety of shops and schools. The property is offered to the market as well presented and renovated with open plan kitchen/living area comprising modern fitted cupboards and appliances, a spacious double bedroom with a walk in wardrobe and French doors leading to the courtyard as well as a modern 3 piece bathroom.

Externally there is a communal courtyard to the rear of the property. The property would make for an excellent first time purchase or investment due to its fine condition and excellent location with the added benefit of no onward chain and a 900+ year lease.



Property Information

-  PERIOD CONVERSION
-  ONE DOUBLE BEDROOM
-  NO CHAIN
-  PRIVATE ENTRANCE
-  COMMUNAL GARDEN
-  900+ YEAR LEASE
-  GROUND FLOOR
-  WALKING DISTANCE FROM TRAIN STATION (LONDON WATERLOO)
-  WALK IN WARDROBE
-  MODERN BATHROOM/KITCHEN
-  COUNCIL TAX - BAND B

					
x1	x1	x1	0	N	N
Bedrooms	Reception Rooms	Bathrooms	Parking Spaces	Garden	Garage

Lease Information

900+ year lease. Service charge £70 per month. Ground rent £0

EXTERNAL

The property is accessed by its own private entrance with steps leading down to front door, to the rear there is access through the bedroom to the communal courtyard

LOCATION

With a traditional village green, shops for day to day needs, pubs and restaurants, Datchet provides many conveniences whilst Windsor provides a comprehensive range of shops, the Theatre Royal, the Castle and St. Georges Chapel.

For the commuter there are two train stations serving London Paddington and London Waterloo both from Windsor, in addition to the Waterloo line from Datchet. Datchet has excellent road communications with access to the M4 from junction 5 which leads to both the M25 and the M3.

Sporting and leisure facilities in the area are varied with

horse racing at both Windsor and Ascot; polo and horse riding in Windsor Great Park; golf at Datchet, Sunningdale and Wentworth; tennis at Windsor and Maidenhead; rowing and boating on some stretches of the River Thames.

TRANSPORT LINKS

Nearest stations:

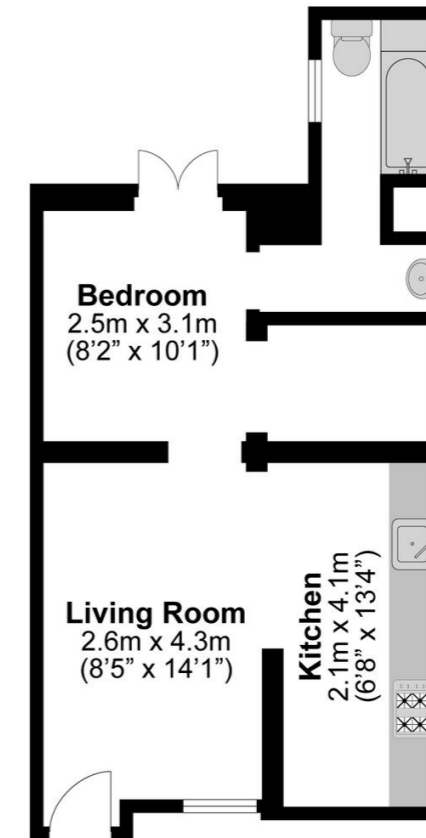
- Datchet (0.2 miles)
- Windsor & Eton Riverside (1.0 miles)
- Windsor & Eton Central (1.2 miles)

Council Tax

Band B

Floor Plan

Total Approximate Floor Area
462 Square feet
43 Square metres



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.

