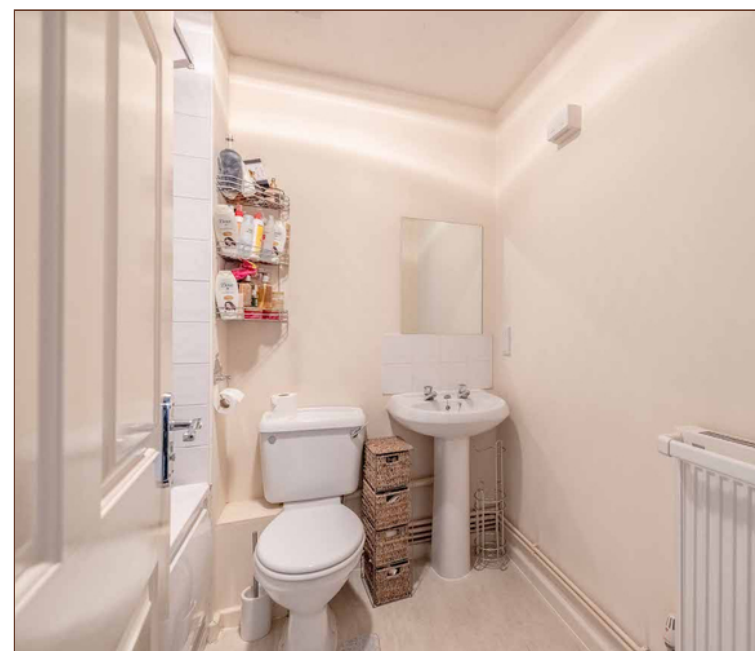




This perfect first time purchase offers you the flexibility and option to buy either a 50% share or the full 100% ownership. Located in a popular residential area within walking distance of some fantastic local schools such as Herschel Grammar School. All local amenities are located a short distance away and easily walkable. Slough train station (Elizabeth Line) is just under 0.6 miles away, making the area ideal for any commuters into the city.

The apartment itself offers all you could need in your first time home. The property consists of TWO large double bedrooms, a welcoming lounge/diner and a separate fitted kitchen. A family bathroom is included and completes the apartment. You are located on the top floor and as a result have access to the loft storage space.

This lovely home has been maintained very well and is ready for the next owners to move straight in.

An allocated parking bay is included with the property. This home is being sold with NO ONWARD CHAIN and is ready to move at your desired timescales.



- NO ONWARD CHAIN
- AVAILABLE IN 100% SHARE OR 50% SHARE (£115,000)
- PARKING BAY
- IDEAL FIRST TIME PURCHASE
- TWO LARGE DOUBLE BEDROOMS
- 0.6 MILES TO SLOUGH STATION (ELIZABETH LINE)
- CLOSE TO LOCAL AMENITIES

Lease Information From information provided to us from the owners, we understand the lease details to be as below: - Current remaining lease length - 76 years - Current Monthly service charge - £52.83 pcm	Penn Wood School 0.9 miles away State school
Transport Links Nearest stations:	St Ethelbert's Catholic School 0.7 miles away State school
Slough (0.6 miles) Burnham (2.1 miles) Windsor & Eton Riverside (2.4 miles)	SECONDARY SCHOOLS: Herschel Grammar School 0.6 miles away State school
The M4 (jct 7) is approximately 2 miles distant, as is the M40 (jct 2) and these in turn provide access to the M25, M3 and Heathrow Airport. British Rail connections to Paddington are available from Burnham and Maidenhead. A direct trainline to London Waterloo is available from nearby Windsor & Eton Riverside station.	Baylis Court School 0.6 miles away State school
Schools PRIMARY SCHOOLS: James Elliman Academy 0.1 miles away State school	Upton Court Grammar School 1.2 miles away Independent school
The Godolphin Junior Academy 0.5 miles away State school	St Josephs Catholic High School 0.6 miles away State school
Khalsa Primary School 0.6 miles away State school	Location Slough offers a good range of shops for day-to-day needs while further more shopping facilities can be found in nearby Maidenhead, Windsor and Beaconsfield. An abundance of sporting facilities in the area including Cliveden Reach which is regarded as one of the most beautiful stretches of the River Thames for boating and fishing. In addition to Nashdom's own parkland there are many attractive walks in the grounds of Cliveden and at Burnham Beeches.

Total Approximate Floor Area
731 Square feet
68 Square metres

Bedroom 1
3.6m x 3.9m
(11'8" x 12'8")

Bedroom 2
3.2m x 3.4m
(10'5" x 11'1")

**Living/
Dining Room**
3.8m x 5.3m
(12'4" x 17'3")

Kitchen
2.1m x 3.3m
(6'8" x 10'3")

Bathroom
2.1m x 2.1m
(6'8" x 6'8")

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

**Oakwood
Estates**

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.