Flat 21 Park View, Grenfell Road, Maidenhead, SL6 1FG

£205,000 Leasehold

CHAIN FREE A 2nd floor one bedroomed flat centrally located with secured allocated parking space, lift and views over Grenfell Park. The property benefits from being within a few minutes walk to the town centre and Elizabeth Line station with fast access to central London.

Communal Entrance Hall
Stairs and lift to upper floors.

Spacious Entrance Hall
With large storage cupboard housing pressurized hot water tank

Bathroom
3 piece suite with close coupled WC, pedestal wash basin, bath, shaver socket and extractor fan

Sitting/Dining Room
A pleasant room with Juliet balcony overlooking the park opening to the kitchen

Kitchen
Wall and floor cupboards. stainless steel sink, ceramic hob, built in oven, tiled splashbacks, wine rack, washing machine and fridge/freezer

Double Bedroom
A quiet room with built in wardrobes overlooking the park

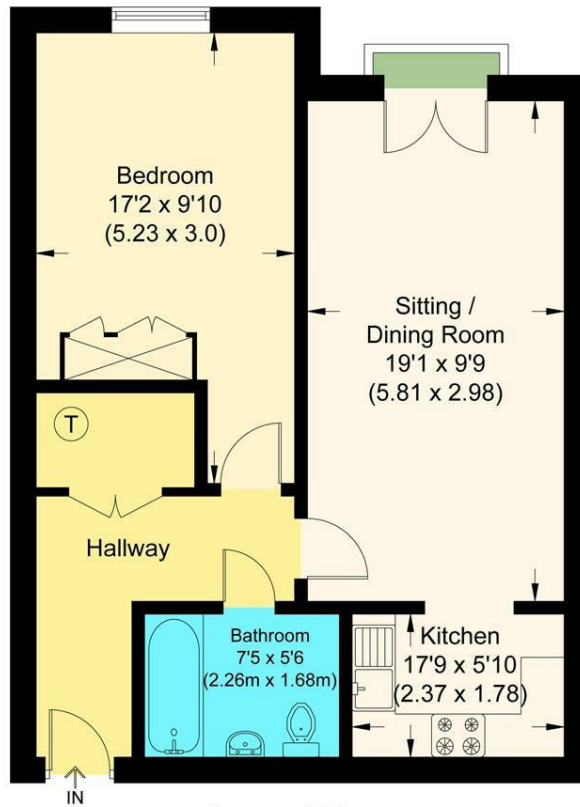### Secure Parking
Situated ground floor of the building.

NB
Waterman Residential Lettings offers an ARLA/RICS/NAEA compliant Lettings and Management service.

If you are looking for a buy to let or renting your own property please call our Lettings Director, Samantha Lawrence on 01628 777880 or email slawrence@watermanresidential.co.uk

Floor Plan

Park View
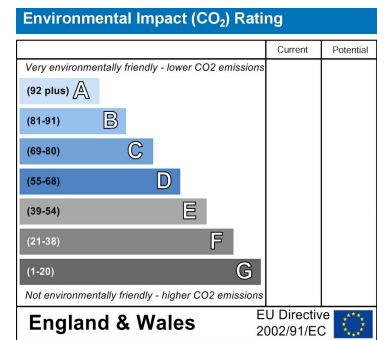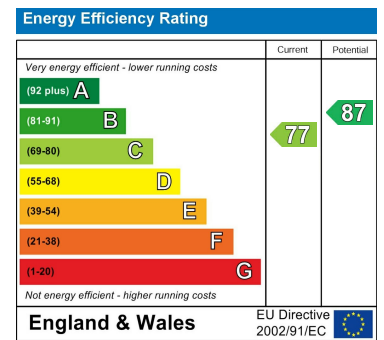### Approximate Gross Internal Area 49.08 sq m / 528.29 sq ft

Bedroom
17'2 x 9'10
(5.23 x 3.0)

Sitting / Dining Room
19'1 x 9'9
(5.81 x 2.98)

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Hallway

Bathroom
7'5 x 5'6
(2.26m x 1.68m)

Kitchen
17'9 x 5'10
(2.37 x 1.78)

IN

Second Floor
Illustration for identification purposes only,
measurements are approximate, not to scale.

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Area Map

St Mark's Hospital

Courthouse Rd

Bath Rd

Maidenhead

A308

Maidenhead Heritage Centre

Forlease Rd

Oldfield Rd

BOYN HILL

Norden Rd

COURTLANDS

Desborough Bowling Club

Braywick Rd

Bray Rd

Braywick Leisure Centre

Google   YN HILL

Map data ©2024

Energy Efficiency Graph

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		87
(69-80) C	77	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		

England & Wales EU Directive 2002/91/EC

Environmental Impact (CO$_2$) Rating

	Current	Potential
Very environmentally friendly - lower CO2 emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO2 emissions		

England & Wales EU Directive 2002/91/EC

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