

# Gwent Close

Maidenhead • • SL6 3DJ

: £1,850



coopers  
est 1986



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Presented to the market and available immediately is this unfurnished three bedroom end-of-terrace family home in Cox Green.

Three Bedroom House

Cox Green catchment

Close to local amenities

Driveway Parking

Private rear garden

Good access to A404 & M4

Available Immediately

Unfurnished

These particulars are intended as a guide and must not be relied upon as statements of fact. Your attention is drawn to the Important Notice on the last page.







### **Property**

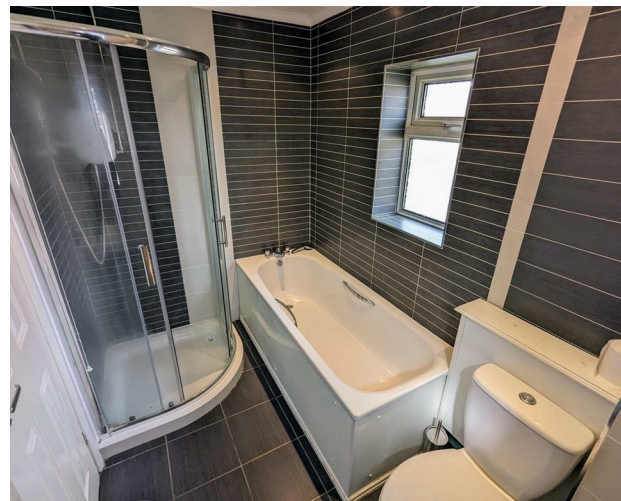
The property consists of a hallway, lounge, kitchen/diner and family bathroom. With further benefits of double glazed windows and gas central heating.

### **Outside**

Outside is a two car driveway, a spacious L shaped garden and a brick shed.

### **Location**

Located in Cox Green within walking distance to local amenities and with good access to the A404 and M4 motorways.





### Schools:

Wessex Primary School  
0.3 miles



### Train:

Maidenhead Station  
1.1 miles  
Furze Platt Station  
1.8 miles



### Car:

M4, A40, M25, M40

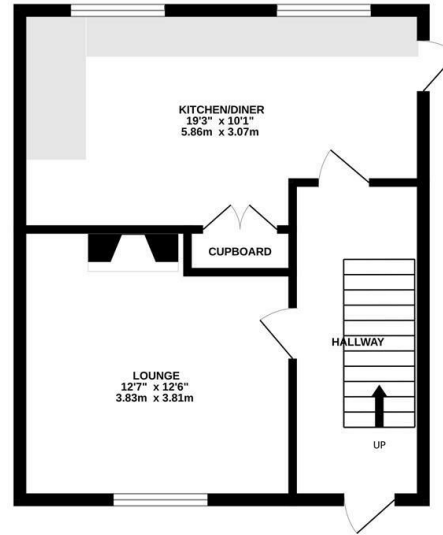


### Council Tax Band:

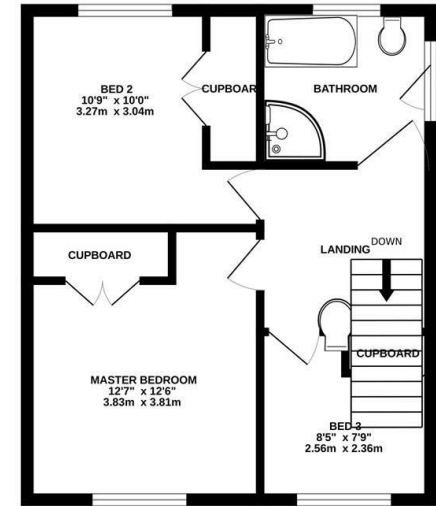
(Distances are straight line measurements from centre of postcode)



GROUND FLOOR  
413 sq.ft. (38.4 sq.m.) approx.



1ST FLOOR  
421 sq.ft. (39.1 sq.m.) approx.



TOTAL FLOOR AREA : 834 sq.ft. (77.5 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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Energy Efficiency Rating		Current	Target
Very energy efficient - lower running costs	A		
Energy efficient	B		
Decent energy efficiency	C		
Some energy efficiency	D		
Not very energy efficient	E		
Energy inefficient - higher running costs	F		
Very energy inefficient - highest running costs	G		
Energy Efficiency Rating		83	61
England & Wales		03/09/2022	01/10/2022

Important Notice: These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements or representation of fact, but must satisfy themselves by inspection or otherwise has the authority to make or give any representation or warranty in respect of the property.