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# North Street, *Winkfield*

OSBORNE HEATH



# A recently refurbished two/three bedroom semi-detached period cottage featuring a contemporary conservatory, off-street parking, and a south east facing rear garden with views over fields.

The ground floor comprises an entrance hall, living room, study/bedroom, large bathroom, new shaker style kitchen with quartz stone worktops and a conservatory with dining area plus bi-folding doors to the garden and views across fields.

On the first floor, there is a small landing, principal bedroom with great views over the fields and a further bedroom.

Outside there is driveway parking for two cars. The south east facing rear garden has artificial grass and great views over fields.

North Street is situated in the village of Winkfield, between Windsor and Ascot. Nearby places of interest include Ascot Racecourse, Coworth Park, Guards Polo Club, Royal Berkshire Polo Club, Wentworth Club, Windsor Castle and Windsor Great Park. Winkfield is also convenient for the M3, M4, M25 and Heathrow Airport and the area also has a selection of well-regarded state, private and international schools.

EPC rating D. Council Tax Band E. Lease 12-36 months. Deposit £2,596. Holding Deposit £519.







**APPROXIMATE FLOOR AREA**  
House - 80.00 sq m - 861 sq ft  
(Gross Internal Area)



**NOT TO SCALE**  
This plan is for illustration purposes only



**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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