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Brudenell, *Windsor*

OSBORNE HEATH

A five bedroom, three bathroom family home in need of modernisation, in a small cul-de-sac off St Leonards Hill.

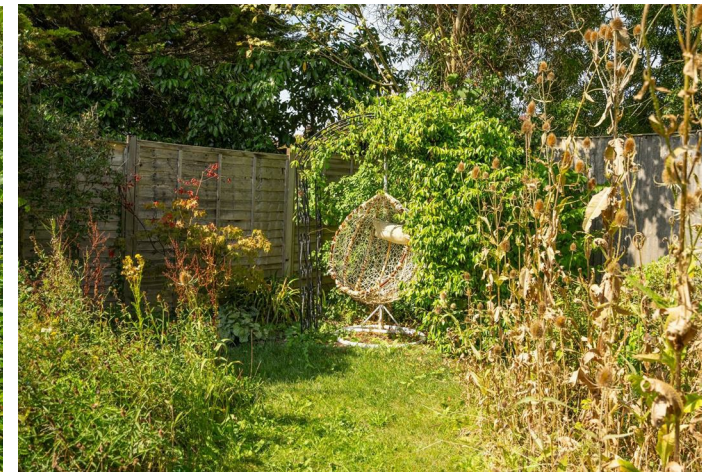
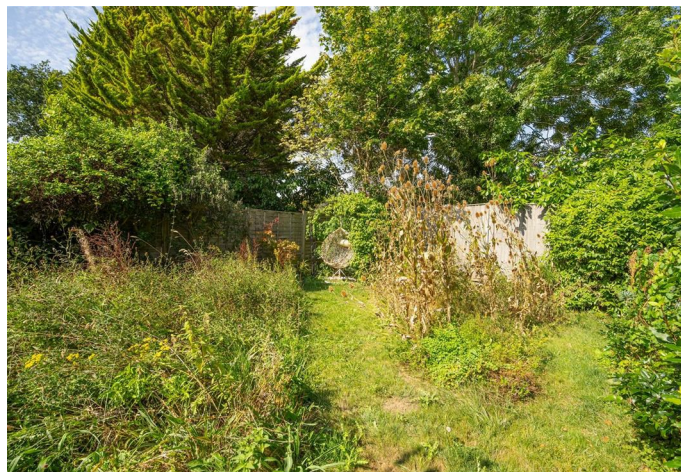
Downstairs there is a triple aspect living room, formal dining room, study, family room leading out to the garden, kitchen, utility room, shower room and a downstairs WC. The study could be used as a bedroom to create a downstairs bedroom with the shower room.

Upstairs there are five bedrooms, an en suite to the primary bedroom, and a family bathroom.

Outside there is driveway parking for several vehicles, an EV charging point, and a double garage with electronically operated door. Side access leads to a rear garden, plus secret garden behind the garage.

Brudenell is a small cul-de-sac off Illingworth, which is off St Leonards Hill. Windsor has a wide range of shops and restaurants as well as the Castle, Great Park, Racecourse and Legoland. Nearby train stations include Windsor & Eton Central and Windsor & Eton Riverside where trains run to London Paddington (via Slough) and London Waterloo. Nearby schools include Eton, St George's School, The Kings House, Oakfield, The Queen Anne, St Edwards, Trevelyan, Trinity St Stephen, Upton House, Windsor Boys and Windsor Girls. Windsor is also convenient for the M4, M25 and Heathrow Airport.

EPC rating D. Council Tax band G.





APPROXIMATE FLOOR AREA

House - 185.92 sq m - 2001 sq ft

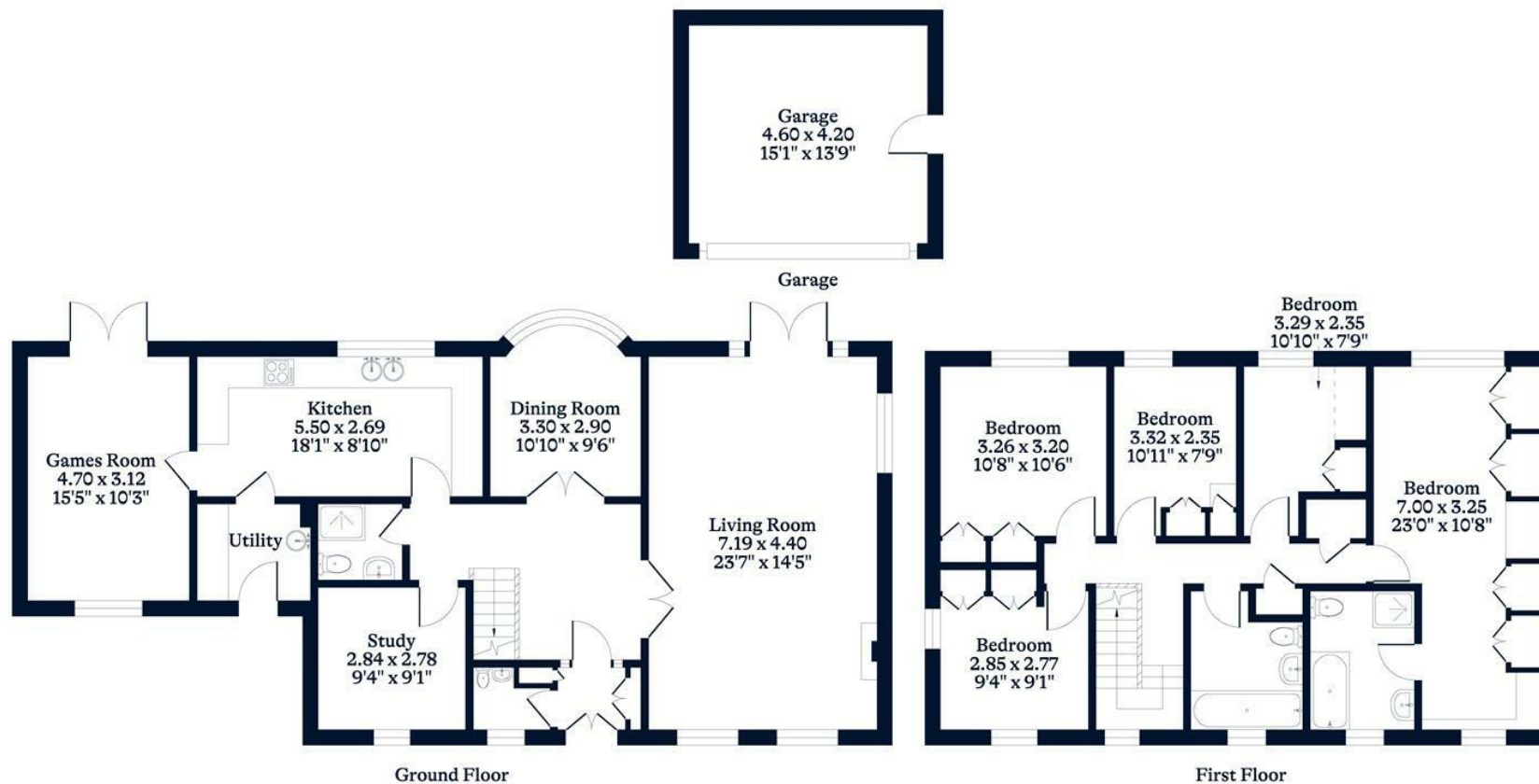
Garage - 19.32 sq m - 208 sq ft

Total - 205.24 sq m - 2209 sq ft
(Gross Internal Area)

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NOT TO SCALE

This plan is for illustration purposes only



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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