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Montrose Avenue, *Datchet*

OSBORNE HEATH

An extended and refurbished four bedroom, two bathroom family home with a large south facing garden.

The ground floor has had a large rear extension to create a modern kitchen space with feature island and roof lantern, living and dining areas plus bi-folding doors out to the garden. There is also a formal living room, utility room, downstairs WC and the garage has been converted into a nursery.

The first floor has also been extended and has four bedrooms, an en suite bathroom to the primary bedroom, and a large family bathroom with contemporary freestanding bath and a separate shower.

To the front of the house is driveway parking for several vehicles and to the rear is a large south facing garden with sheltered decking and a children's play area. Other houses nearby have added one bedroom self contained annexes in the garden, which could be done at this house, subject to planning.

Montrose Avenue is in the pretty village of Datchet where the local train station has services to London Waterloo and Windsor & Eton Riverside. Nearby schools include Churchmead, Eton End and St Mary's. Local places of interest include Ascot Racecourse, Legoland, The Lexicon, River Thames, Windsor Castle, Windsor Great Park and Windsor Racecourse. By road Datchet is convenient for Heathrow Airport, M4 and M25.

EPC rating D. Council Tax band E.

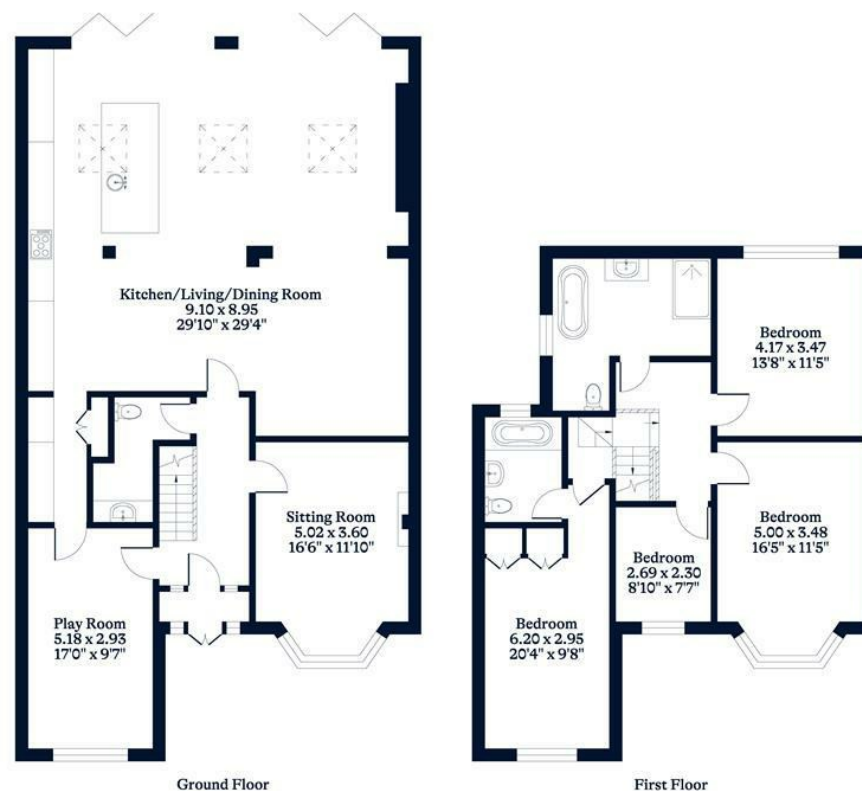




APPROXIMATE FLOOR AREA
House - 211.50 sq m - 2277 sq ft
(Gross Internal Area)



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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