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West Court, *Bray*

OSBORNE HEATH

A four bedroom, two bathroom home in a gated cul-de-sac, with a driveway and garage, in the centre of Bray village.

The ground floor has a living room with dining space and open fire, kitchen with dining area, storage and downstairs WC.

The first floor has three bedrooms with built-in wardrobes, one of which is currently used as a study, an airing cupboard and a family bathroom.

The top floor has a double bedroom, currently used as the principal bedroom, and a modern en suite shower room.

To the front of the house there is driveway parking for two vehicles and a garage. To the rear is a courtyard garden, and there is a large communal parkland for residents of West Court.

West Court is a gated cul-de-sac off High Street in the centre of Bray village. The village of Bray is home to the renowned Michelin starred restaurants the Fat Duck, Waterside Inn and Hinds Head and is ideally located for pubs and walks along the banks of river Thames. Maidenhead and Windsor are adjacent and offer a wide range of shopping and leisure facilities. There is extensive schooling in the area including Braywick Court, Desborough College, Forest Bridge, Highfield Prep, Holyport College and Oldfield, as well as Upton House and St. George's in Windsor. Rail access to London (Paddington) is 33 minutes and available regularly on the new, fast Elizabeth Line from Maidenhead train station. The M4 is easily accessible, leading to Heathrow Airport, Central London, the West Country and the M25.

EPC rating D. Council Tax band C. Service Charge £1,100 pa. Freehold.





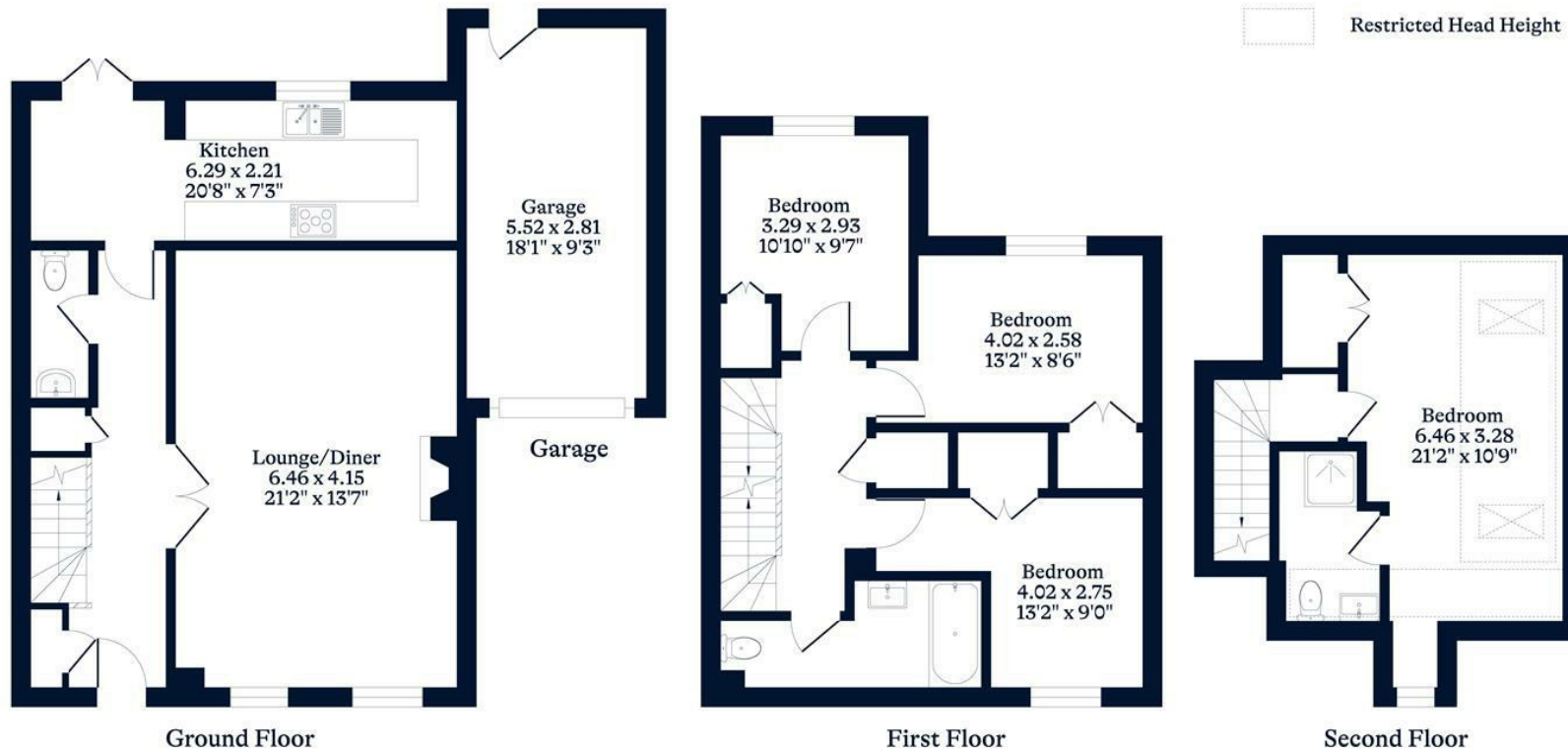
APPROXIMATE FLOOR AREA

House - 128.96 sq m - 1388 sq ft
Garage - 12.24 sq m - 132 sq ft
Total - 141.20 sq m - 1520 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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