





Property Description

A modern three bedroom end terrace house situated in the Village of Old Windsor and is within two miles of Windsor town centre with its comprehensive range of amenities plus mainline rail way station to Waterloo, London. The property is also close to local Village schools. It benefits from 22 ft lounge, 11 ft fitted kitchen, conservatory, gas central heating to radiators, double glazed windows and a detached garage approached by rear access. Offers no Chain.

Ground Floor

Door to:

Entrance Hall

Radiator, laminate floor, stairs to first floor, doors to:

Living Room

22' 7" x 13' (6.88m x 3.96m)
Front aspect window, two radiators

Conservatory

11' 3" x 7' 7" (3.43m x 2.31m)
Tiled floor, double doors to rear garden

Fitted Kitchen

11' x 7' 5" (3.35m x 2.26m)
Single sink unit with mixer tap and cupboard under, range of wall and base units, integrated four ring gas hob with electric oven under, plumbing for washing machine and dish washer, wall mounted boiler housed in cupboard

First Floor Landing

Doors to:

Bedroom One

11' 3" x 9' 7" to wardrobe (3.43m x 2.92m to wardrobe). Front aspect window, radiator, mirrored double wardrobe

Bedroom Two

9' 9" x 9' to wardrobe (2.97m x 2.74m to wardrobe). Rear aspect window, radiator, mirrored double wardrobe

Bedroom Three

7' 11" x 6' 2" (2.41m x 1.88m)

Front aspect window, radiator, stairs to useful loft room with eaves cupboard, power and lighting

Bathroom

Rear aspect window, paneled bath with mixer tap and shower attachment, wash hand basin, radiator, airing cupboard

Separate WC

Rear aspect window, low level WC

Outside:-

To The Front

Off street parking for three cars

Rear Garden

This is mainly laid to a small patio area, rest laid to lawn

Separate Detached Garden

This is approached by rear access and is single sized with power and lighting





This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

To view this property please contact Connells on

T 01753 810 870
E slough@connells.co.uk

111 High Street
 SLOUGH SL1 1DH

EPC Rating: D

[check out more properties at connells.co.uk](http://www.connells.co.uk)

Tenure: Freehold



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

See all our properties at www.connells.co.uk | www.rightmove.co.uk | www.zoopla.co.uk

Property Ref: SGH309387 - 0004