



Connells

Spackmans Way  
Slough



### Property Description

A one bedroom ground floor purpose built apartment situated in this purpose built block of apartments is now offered for sale with no chain. The property is located close to all local amenities including the popular Grove Academy School and junction 6 of the M4 motorway. The property benefits from entry phone, 15 ft lounge, 11 ft fitted kitchen, 13 ft bedroom, gas central heating, double glazed windows and small private front garden.

### Ground Floor:-

Entry phone, door to:

### Communal Hallway

Door to:

### Kitchen

11' 6" x 6' 1" (3.51m x 1.85m). Front aspect window, single drainer sink unit with mixer tap and cupboard under, range of wall and base units, gas cooker point, plumbing for washing machine, space for fridge freezer, cooker hood, tiled floor, door to:

### Inner Hallway

Storage cupboard, doors to:

### Lounge

15' 6" x 14' 11" (4.72m x 4.55m). Rear aspect window, two radiators, laminate floor, storage cupboard, door to communal garden

### Double Bedroom

13' 6" x 8' 6" (4.11m x 2.59m). Front aspect window, radiator

### Bathroom

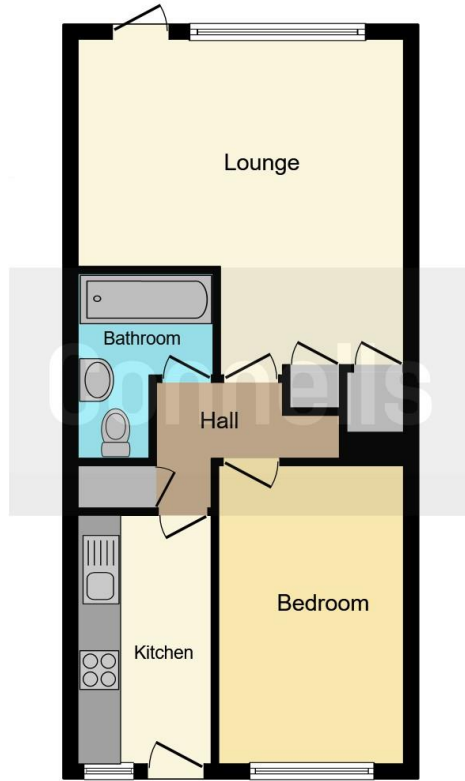
Paneled bath with mixer tap, wash hand basin with mixer tap, WC, heated towel rail, fully tiled, extractor fan

### Outside:-

### To The Front

This is a private garden all laid to patio, built in storage cupboard housing wall mounted boiler





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](http://www.focalagent.com)

To view this property please contact Connells on

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**EPC Rating: C**

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This is a Leasehold property with details as follows; Term of Lease 125 years from 29 Oct 1988. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.



Tenure: Leasehold



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.

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