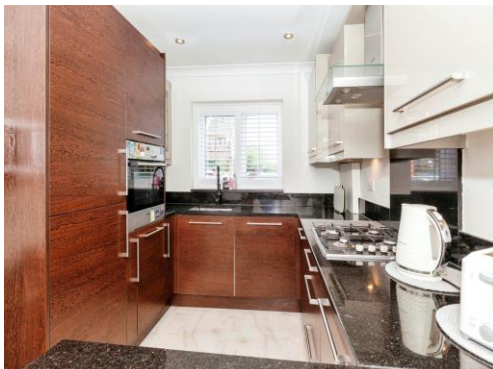




**Connells**

Parliament Mews St. Laurence Way  
Slough



### Property Description

A fantastic opportunity to purchase this modern three-bedroom town house located in the town centre of Slough. Situated within walking distance to the High Street & Elizabeth line train station, within catchments of local Grammar Schools and easy access to the M4. It benefits from a cloakroom, kitchen/breakfast room, lounge, three double bedrooms, en-suite, family bathroom, West facing private rear garden and two allocated parking spaces, Viewing is a must!

### Ground Floor:-

#### Entrance Hall

Tiled floor, under stairs cupboard, stairs to first floor, doors to:

#### Cloakroom

Wash hand basin, WC, heated towel rail, fully tiled, extractor fan

#### Lounge

15' 11" max x 11' 6" max (4.85m max x 3.51m max). Rear aspect window, French doors leading to rear garden, laminate floor

#### Kitchen

14' 1" x 8' 1" (4.29m x 2.46m). Front aspect window, range of wall and base units, stone work tops, sink with mixer tap and integrated drainer, integrated four ring gas hob, stone splash back, other integrated appliances include oven, dish washer, washing machine, fridge freezer, wall mounted boiler housed in cupboard, tiled floor

### First Floor Landing

Front aspect window, store cupboard, stairs to second floor, doors to:

#### Bedroom Two

10' 6" x 8' 11" (3.20m x 2.72m). Rear aspect window, radiator, built in wardrobe

#### Bedroom Three

10' 1" x 8' 11" (3.07m x 2.72m). Front aspect window, radiator

## Family Bathroom

Rear aspect window, wash hand basin with vanity unit, bath with mixer tap and shower attachment, glass shower screen, WC, shaver point, heated towel rail, fully tiled, extractor fan.

## Second Floor Landing/ Study

Front aspect skylight, fitted desk and drawer.

## Bedroom One

13' 10" to wardrobe x 12' 11" max (4.22m to wardrobe x 3.94m max). Rear aspect window, radiator, built in wardrobe, door to:

## En-Suite

Front aspect window, large shower cubicle, wash hand basin, heated towel rail, WC, several storage cupboards, shaver point, extractor fan

## Outside:-

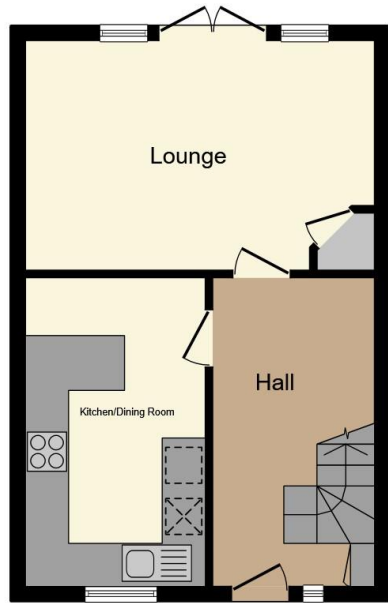
## To The Front

Two allocated parking spaces

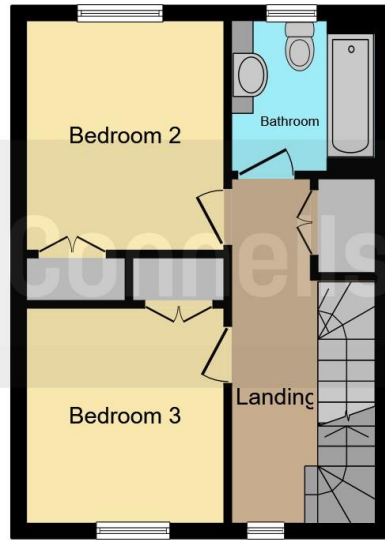
## West Facing Rear Garden

Patio area with rest laid to artificial lawn

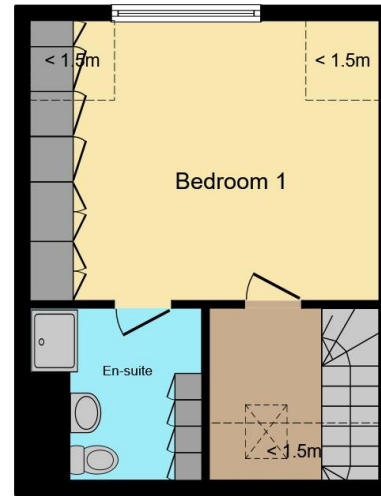




**Ground Floor**



**First Floor**



**Second Floor**



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. We are awaiting further details about the Term of the lease. For 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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