



**Connells**

Buckland Avenue  
Slough



Buckland Avenue  
Slough SL3 7PJ

for sale offers in excess of  
**£1,100,000**



### Property Description

A vastly improved and spacious extended five-bedroom detached house situated in this much sought after residential location and is in the catchments area of Slough's Premier schools including St. Bernard's, Slough Grammar & Herschel Grammar & Castlevew Primary School.

The property is within one mile of Slough Town Centre & mainline railway station with its Elizabeth line giving access to fast trains into London.

The property benefits from four reception areas, master bedroom with dressing room & en-suite, two family bathrooms, fully fitted Miele kitchen, useful 21 ft outbuilding, gas central heating and off-street parking for several cars. Offers no chain.

### Ground Floor:-

Double doors opening to:

### Spacious Entrance Hall

Marble flooring, under floor heating, stairs to first floor, doors to:

### Lounge

14' 3" into bay x 12' 5" (4.34m into bay x 3.78m). Front aspect bay window, laminate floor, radiator

### Study

13' 7" max x 8' 3" max (4.14m max x 2.51m max). Front aspect window, radiator

### Cloakroom

Low level WC, wash hand basin, fully tiled

### Dining Room

21' 8" max x 12' 4" max (6.60m max x 3.76m max). Laminate flooring, two radiators, opening to:

### Family Room

15' x 13' 1" (4.57m x 3.99m)  
Radiator, double doors opening to garden

### Utility Room

8' 4" x 5' 1" (2.54m x 1.55m)  
Plumbing for washing machine, wall mounted boiler, tiled floor

## Fitted Kitchen

13' x 11' 7" (3.96m x 3.53m)

Rear aspect window, single drainer sink unit with mixer tap and cupboard under, rolled granite work tops, excellent range of wall and base units, fitted breakfast bar, integrated four ring gas hob with cooker hood, fitted electric oven, Villeroy - Boch tiles, door to rear garden

## First Floor Landing

Stairs to:

## Second Floor Landing

Door to:

## Master Bedroom

21' 9" max x 19' 4" max (6.63m max x 5.89m max). Rear aspect window, radiator, fitted wardrobes, eaves storage cupboards, door to Dressing room with fitted wardrobes, door to:

## En-Suite

Front aspect window, spacious paneled bath with mixer tap and shower attachment, glass shower screen, wash hand basin with mixer tap and vanity unit, low level WC, radiator

## First Floor Landing

Doors to:

## Bedroom Two

14' 3" into bay x 11' 2" (4.34m into bay x 3.40m). Front aspect bay window, radiator, fitted wardrobes, laminate floor

## Bedroom Three

18' 9" max x 13' 2" max (5.71m max x 4.01m max). Rear aspect window, radiator, door to:

## En-Suite Shower Room

Fully tiled shower cubicle with glass shower screen, wash hand basin with mixer tap, low level WC, extractor fan, heated towel rail

## Bedroom Four

14' 4" x 13' 3" (4.37m x 4.04m)

Rear aspect window, fitted wardrobes, laminate floor

## Bedroom Five

16' 5" x 8' 3" (5.00m x 2.51m)

Two front aspect windows, radiator, fitted wardrobes, laminate floor

## Family Bathroom

Side aspect window, fully tiled walk-in shower cubicle, paneled bath with mixer tap and wall attached shower, wash hand basin, low level WC, fully tiled

## Outside:-

## To The Front

This is all sandstone gravel providing off street parking. Gate to access rear garden

## Rear Garden

This is mainly laid to a large patio, rest laid to lawn, There is also a useful outbuilding measuring 21 ft by 13 ft 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](http://www.focalagent.com)

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**EPC Rating: C**

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Tenure: Freehold



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