





Property Description

This one bedroom first floor maisonette located in the town centre of Slough is now offered for sale. Situated within walking distance to the High Street & mainline railway station with its Elizabeth line leading directly into Central London. It benefits from a lounge, separate kitchen, double bedroom, useful loft room, garage to the rear, long lease and offers no chain.

Agents Note

Please note that any services, heating systems or appliances have not been tested, and no warranty can be given or implied as to their working order.

Ground Floor:-

Door to:

Entrance Porch

Front aspect window, leads to:

Entrance Hall

Side aspect window, stairs to first floor

First Floor Landing

Side aspect window, stairs to loft area, doors to:

Lounge

11' 2" max x 10' 10" max (3.40m max x 3.30m max). Rear aspect window, radiator

Kitchen

6' 10" x 5' 5" (2.08m x 1.65m)
Rear aspect window, wall & base units, single drainer sink unit with mixer tap and cupboard under, integrated four ring gas hob with oven under, plumbing for washing machine

Bedroom

10' 4" max x 10' 11" max (3.15m max x 3.33m max). Front aspect window, radiator

Second Floor Landing

Side aspect window, door to:

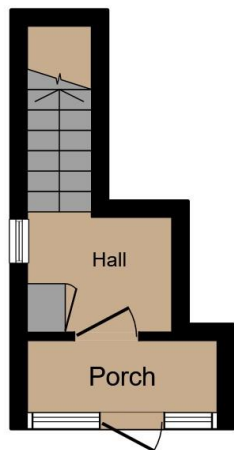
Loft Area

11' max x 9' 11" excluding recess (3.35m max x 3.02m excluding recess). Front aspect window, radiator, fitted and built in cupboards. Please note there are areas with height restrictions in this loft area.

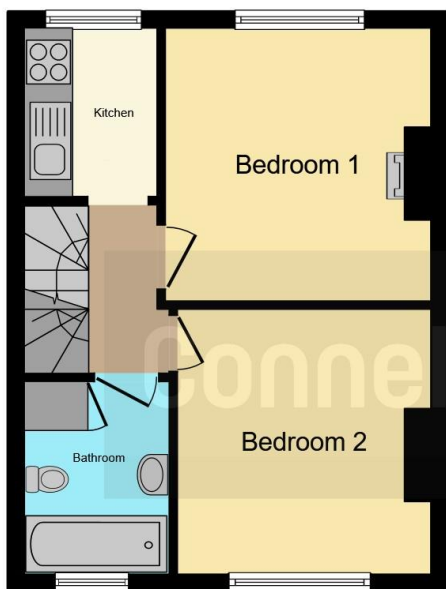
Outside:-

Garage to the rear with up & over door

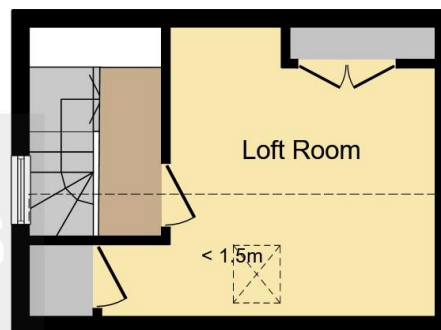




Ground Floor



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

To view this property please contact Connells on

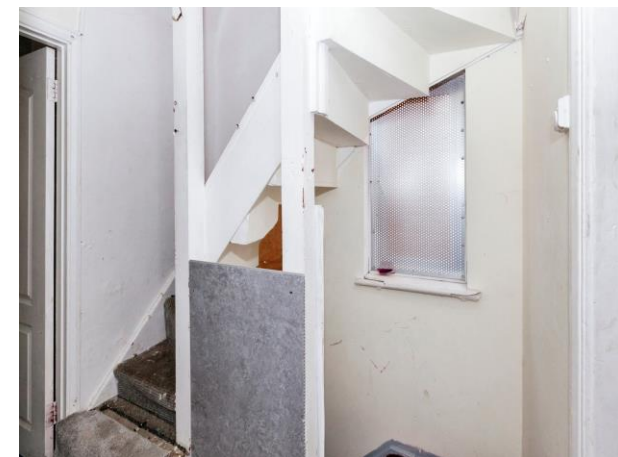
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EPC Rating: D

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This is a Leasehold property with details as follows; Term of Lease 999 years from 24 Jun 1983. 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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Property Ref: SGH310626 - 0002