



Connells

22-24 Wexham Road
SLOUGH

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SLOUGH SL1 1UB

for sale offers in the region of
£280,000



Property Description

A two-bedroom purpose-built ground floor apartment is now offered for sale in this small select development and is within walking distance to Slough High Street and its mainline railway station, providing the Elizabeth line with fast trains into London. The property benefits from 13 ft lounge, separate 10 ft fitted kitchen, electric heating, and allocated parking space. Offers No Chain.

Ground Floor:-

Communal Entrance

Door to:

Communal Entrance Hall

Door to:

Entrance Hall

Doors to:

Lounge

13' 1" into bay max x 12' 7" (3.99m into bay max x 3.84m). Front aspect bay window, wall mounted electric heater.

Fitted Kitchen

10' 8" x 7' 2" (3.25m x 2.18m)
Rear aspect window, single drainer sink unit with cupboard under, range of wall and base units, integrated four ring electric hob with electric oven under, cooker hood, plumbing for washing machine, space for fridge freezer.

Bedroom One

11' 4" max x 9' 5" (3.45m max x 2.87m). Rear aspect window, electric wall mounted heater

Bedroom Two

13' 1" max x 7' 2" (3.99m max x 2.18m). Front aspect, electric wall mounted heater

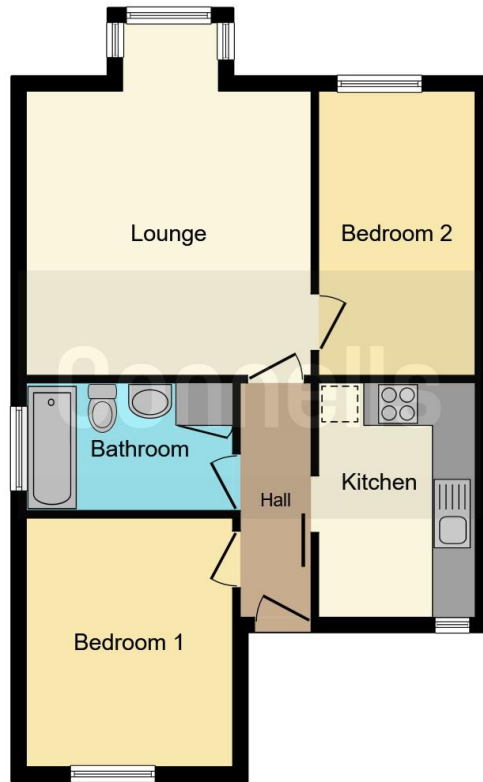
Bathroom

Side aspect window, paneled bath with mixer tap and hand held shower attachment, wash hand basin, WC

Outside:

One allocated parking space





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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 SLOUGH SL1 1DH

EPC Rating: Awaited

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This is a Leasehold property with details as follows; Term of Lease 115 years from 05 Nov 2007. 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.

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.

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