



Connells

Reddington Drive
SLOUGH



Property Description

An opportunity to purchase & modernise this two bedroom first floor flat located in a popular residential area of Langley. Situated within walking distance to Langley Grammar school & is within catchments of local Primary plus other local Grammar schools. Easy access to the M4 Junction and is 1.2 miles walking distance to Langley's Elizabeth line train station. It benefits from double bedrooms, separate kitchen, gas central heating, private south facing balcony with views of Kedermister Park and offers no chain.

Communal Area

Entry phone, stairs to all floors

1st Floor Landing

Entrance Hall

Entry phone, store cupboard, radiator

Lounge

13' 4" max x 11' 11" max (4.06m max x 3.63m max). Front aspect window, fireplace, door to balcony

Kitchen

8' 10" max x 9' 9" max (2.69m max x 2.97m max). Rear aspect window, range of wall and base units, single drainer sink unit with mixer tap & cupboard under, gas cooker point, cooker hood, plumbing for washing machine, space for fridge freezer, wall mounted boiler

Bedroom One

8' 11" excluding door recess x 13' (2.72m excluding door recess x 3.96m). Rear aspect window, fitted wardrobe, radiator

Bedroom Two

1' 1" x 8' 4" (3.38m x 2.54m)
Front aspect window, radiator

Bathroom

Rear aspect window, bath with mixer tap & shower attachment, wash hand basin, radiator

Cloakroom

Rear aspect window WC





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

T 01753 810 870
E slough@connells.co.uk

111 High Street
 SLOUGH SL1 1DH

EPC Rating: C

view this property online connells.co.uk/Property/SGH307030

This is a Leasehold property with details as follows; Term of Lease 125 years from 30 Aug 1986. 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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