



Connells

Upton Park
Slough



Property Description

Welcome to Upton Park, a well-appointed four-bedroom semi-detached home located in one of Slough's most desirable and peaceful private roads. Perfectly positioned for both families and commuters, this spacious property combines comfort, convenience, and fantastic future potential.

The property features a spacious lounge diner, ideal for modern family living and entertaining, leading into an extended reception area that opens out to a private rear garden. The ground floor cloakroom adds practicality, while the integrated garage offers secure storage or the opportunity for conversion.

Upstairs, you'll find four well-proportioned bedrooms, making this home perfect for growing families. With scope to extend (subject to planning permission), the property offers the chance to further personalise and add value.

Located within easy walking distance of Slough train station, now part of the Elizabeth Line, you'll benefit from direct access into Central London and a choice of two junctions for the M4 motorway. The property also enjoys close proximity to the green open spaces of Herschel Park, Lascelles park & Upton Court park, ideal for walks and family outings.

Families will appreciate the location being close to some of Slough's highly regarded grammar schools, including Herschel Grammar School and Upton Court Grammar School.

Don't Miss Out

This is a rare opportunity to own a well-located, versatile home in a prime Slough location. Viewing is highly recommended.

Ground Floor:-

Entrance Porch

Solid wood front door with side aspect window, coat hooks, tiled flooring, solid wood door to entrance hall

Entrance Hall

Radiator, wood flooring, doors to:

Cloakroom

Wash hand basin, low level WC, tiled floor

Kitchen

11' 10" x 10' 8" (3.61m x 3.25m)
Front aspect window, solid wood stable door into external side passage, range of country oak style wall and base units with granite effect laminate work tops, stainless steel sink & drainer, oven/grill with four ring hob & extraction unit, space for American style fridge/freezer, space for appliances, archway leading to lounge & dining area.

Lounge Diner

25' 11" max x 10' 6" max (7.90m max x 3.20m max)
Side & rear aspect windows, radiator, climate control, cupboard under stairs with lighting, wood strip flooring, stairs to first floor, archway into conservatory.

Second Reception Area

10' 4" x 9' 6" (3.15m x 2.90m)
Rear aspect window, side aspect double glazed double doors onto patio, radiator, wood strip flooring.

First Floor Landing

Access to boarded & insulated loft with ladder & lighting, airing cupboard housing combination boiler, doors to bedrooms and bathroom.

Bedroom One

15' 1" x 10' 4" to wardrobe (4.60m x 3.15m to wardrobe)

Side & rear aspect double glazed windows, radiator, built in wardrobes

Bedroom Two

12' 2" x 9' 2" (3.71m x 2.79m)

Front & side aspect windows, radiator, built in wardrobe

Bedroom Three

10' 4" to wardrobe x 10' 5" (3.15m to wardrobe x 3.17m)

Rear aspect double glazed windows, radiator, built in wardrobes

Bedroom Four

9' 10" to wardrobe x 9' 8" (3.00m to wardrobe x 2.95m)

Front aspect double glazed window, radiator, built in wardrobe, wood flooring.

Bathroom

Front aspect window, four piece suite comprising of panel enclosed bath, shower cubicle, vanity wash hand basin with cupboard beneath, low level WC, extraction unit, tiled walls, tiled flooring.

Outside:-

To The Front

Driveway providing off street parking for several cars, large bush separating private lawn area, gate to access rear garden, access to garage.

Integrated Garage

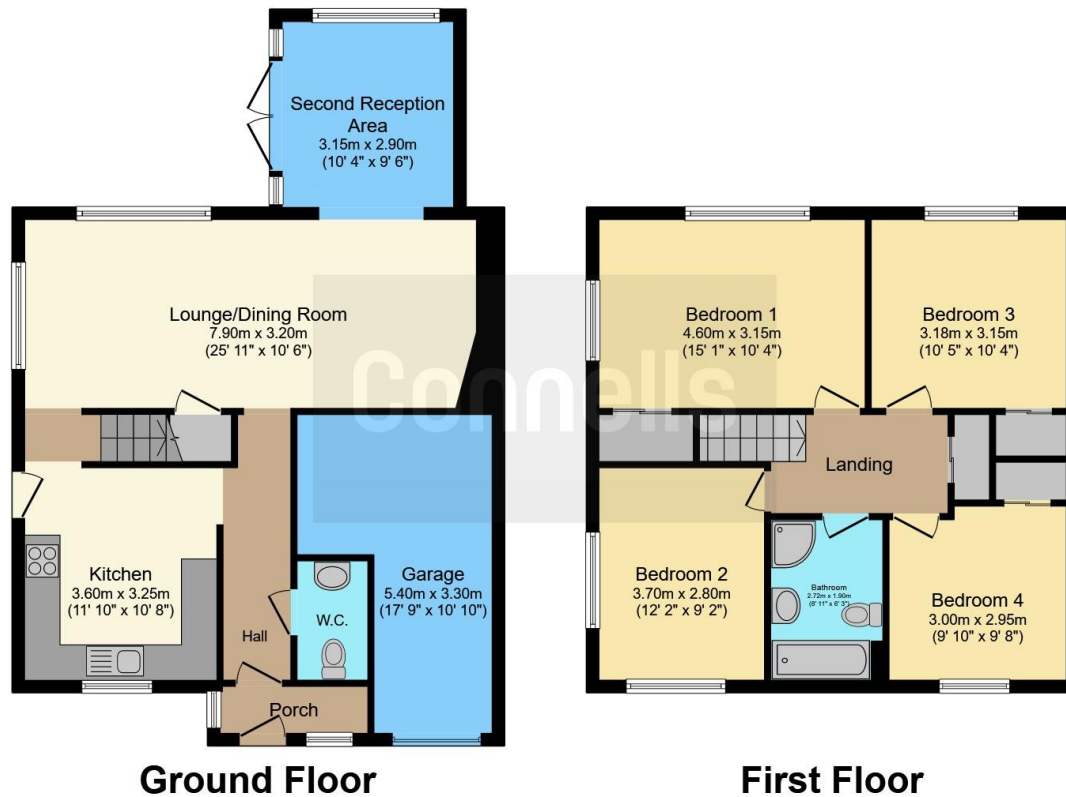
17' 9" max x 10' 10" max (5.41m max x 3.30m max)

Integral garage with up & over door, potential to be converted creating additional living space.

Private Rear Garden

Patio area with walls and steps to paved path and lawn area, shed, enclosed by wood panel fencing, side gate access to front garden.





Total floor area 137.1 m² (1,476 sq.ft.) approx

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

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EPC Rating: D Council Tax
 Band: E

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Tenure: Freehold



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Property Ref: SGH311025 - 0008