



41 Crescent Dale, Maidenhead SL6 2PR

welcome to

41 Crescent Dale, Maidenhead

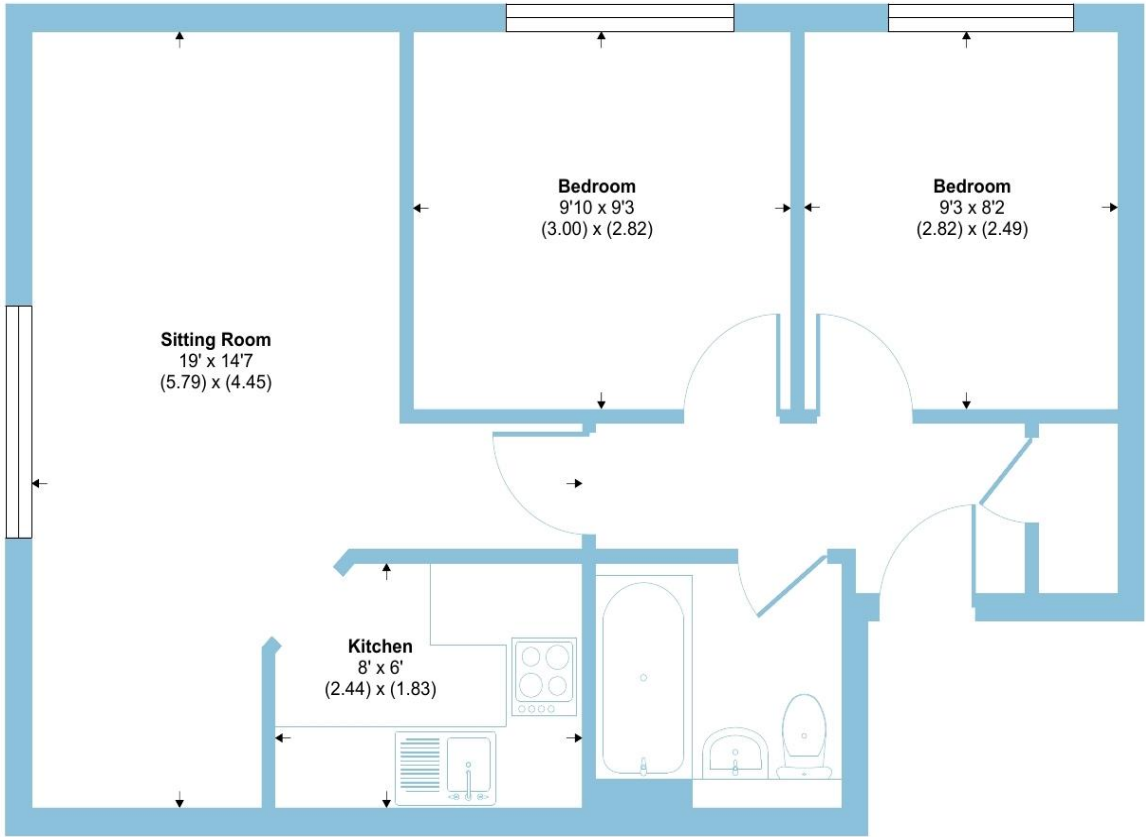
Sought-after development exclusive for the over 55's and close to the town centre facilities. A delightful top floor two bedroom with a refitted kitchen overlooking ornamental fountain and rear garden.



Shoppenhangers Road, Maidenhead, SL6

Approximate Area = 499 sq ft / 46 sq m

For identification only - Not to scale



SECOND FLOOR



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nitchecom 2022. Produced for Barnard Marcus. REF: 841561



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41 Crescent Dale, Maidenhead

- OVER 55'S
- EXCLUSIVE DEVELOPMENT
- TOP FLOOR
- REFITTED KITCHEN
- STAIRS AND LIFTS TO ALL HALLS AND LANDINGS
- COMMUNAL ENTRANCE PORCH
- OVERLOOKING THE ORNAMENTAL FOUNTAIN & GARDENS

Tenure: Leasehold EPC Rating: C
offers over

£185,000



Please note the marker reflects the
postcode not the actual property

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We currently hold lease details as displayed above, should you require further information please contact the branch. Please note additional fees could be incurred for items such as leasehold marks



Property Ref:
MHD118965 - 0004

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 is 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 or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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