









welcome to

6 Blackamoor Lane, Maidenhead

A four bedroom period house located within walking distance of Maidenhead town centre and train station (Elizabeth line). The property comprises: four bedrooms, two bathrooms, downstairs w.c., open plan kitchen/diner, large through lounge, garden mainly laid to lawn, garage and permit parking.













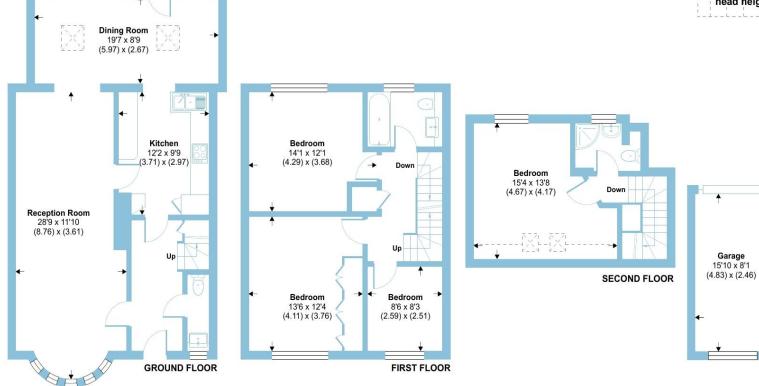
Blackamoor Lane, Maidenhead, SL6



Approximate Area = 1523 sq ft / 141.4 sq m Limited Use Area(s) = 23 sq ft / 2.1 sq m Garage = 127 sq ft / 11.7 sq m Total = 1673 sq ft / 155.2 sq m

For identification only - Not to scale

Denotes restricted head height





Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © n/checom 2023. Produced for Barnard Marcus. REF: 1060658



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6 Blackamoor Lane, Maidenhead

- WITHIN WALKING DISTANCE OF TOWN & STATION
- GARAGE & PERMIT PARKING
- LARGE GARDENS
- FOUR BEDROOMS
- TWO BATHROOMS
- OPEN PLAN KITCHEN/DINER
- LARGE THROUGH LOUNGE
- DOWNSTAIRS W.C.

Tenure: Freehold EPC Rating: D

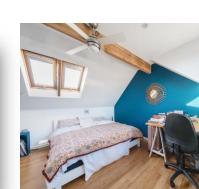
guide price

£675,000













Please note the marker reflects the postcode not the actual property

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Property Ref: MHD120225 - 0001 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.

Roger Platt is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, 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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