



Apartment 25 St James House, Clivemont Road, Maidenhead SL6 7DY

welcome to

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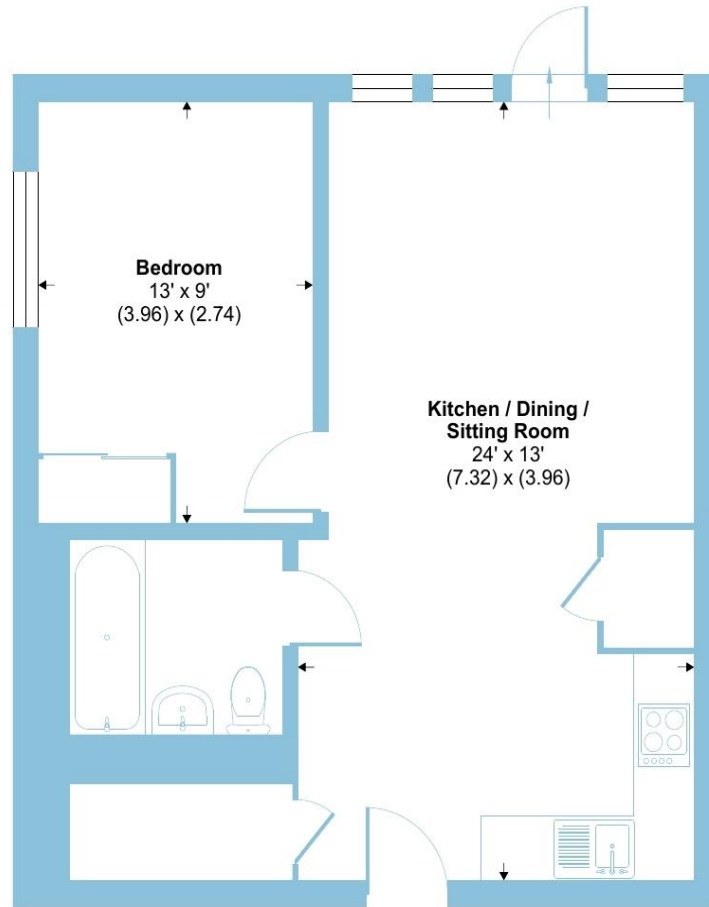
A modern larger than average one bedroom apartment with fantastic outside space and low maintenance garden. The property consists of: One double bedroom, contemporary bathroom suite, open plan kitchen/diner and living room. The property also comes with wood flooring in the living areas and carpet in the bedroom, large low maintenance garden area and has the added benefit of a communal gym and cinema.



St. James House, Clivemont Road, Maidenhead, SL6

Approximate Area = 516 sq ft / 47.9 sq m

For identification only - Not to scale



GROUND FLOOR



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © n1che.com 2024. Produced for Barnard Marcus. REF: 1112120



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Apartment 25 St James House, Clivemont Road, Maidenhead

- LARGER THAN AVERAGE
- FANTASTIC OUTSIDE SPACE
- ONE DOUBLE BEDROOM
- CONTEMPORARY BATHROOM SUITE
- OPEN PLAN KITCHEN/DINER & LIVING ROOM
- WOOD FLOORING IN THE LIVING AREAS
- COMMUNAL GYM & CINEMA ROOM

Tenure: Leasehold EPC Rating: D

This is a Leasehold property with details as follows; Term of Lease 999 years from 01 Nov 2018. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

£260,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
MHD121308 - 0002

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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