



**24 Shepherds Close, Hurley, Maidenhead SL6 5LY**

**welcome to**

## **24 Shepherds Close, Hurley, Maidenhead**

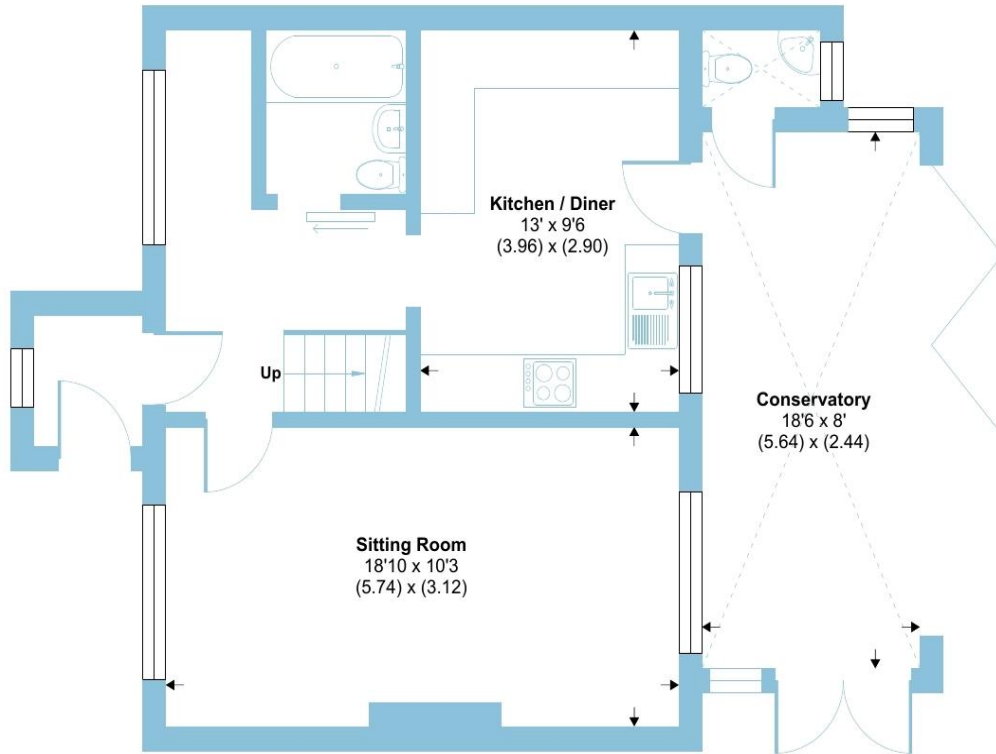
A three bedroom semi-detached house located in the beautifully picturesque village of Hurley just outside Maidenhead town centre with easy access to the Elizabeth line as well as the stunning village centre of Hurley. The property comprises: three double bedrooms, two bathrooms, separate kitchen, living room with wood flooring and wood burner, conservatory with a downstairs w.c. perfect for entertaining and a garden mainly laid to lawn. The property also benefits from a large common area outside the front, perfect for young families and residents parking. Noteworthy features of this house are solar panels lowering bills significantly, air source heat pump heating and the added benefit of the house setup to accommodate Air bnb or a rental investment.



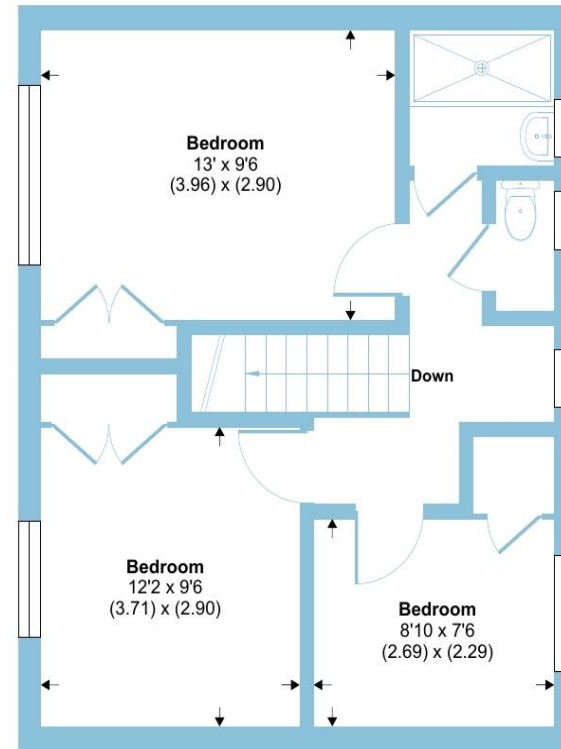
# Shepherds Close, Hurley, Maidenhead, SL6

Approximate Area = 1107 sq ft / 102.8 sq m

For identification only - Not to scale



GROUND FLOOR



FIRST FLOOR



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2024. Produced for Barnard Marcus. REF: 1109433



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## 24 Shepherds Close, Hurley, Maidenhead

- VILLAGE LOCATION
- THREE DOUBLE BEDROOMS
- LIVING ROOM WITH WOOD FLOORING & WOOD BURNER
- CONSERVATORY
- AIR SOURCE HEAT PUMP HEATING
- SOLAR PANELS
- RESIDENTS PARKING

Tenure: Freehold EPC Rating: C

**£475,000**



Please note the marker reflects the postcode not the actual property

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Property Ref:  
MHD121292 - 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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