



**8 Ross Road, Maidenhead SL6 2SZ**

**welcome to**

## **8 Ross Road, Maidenhead**

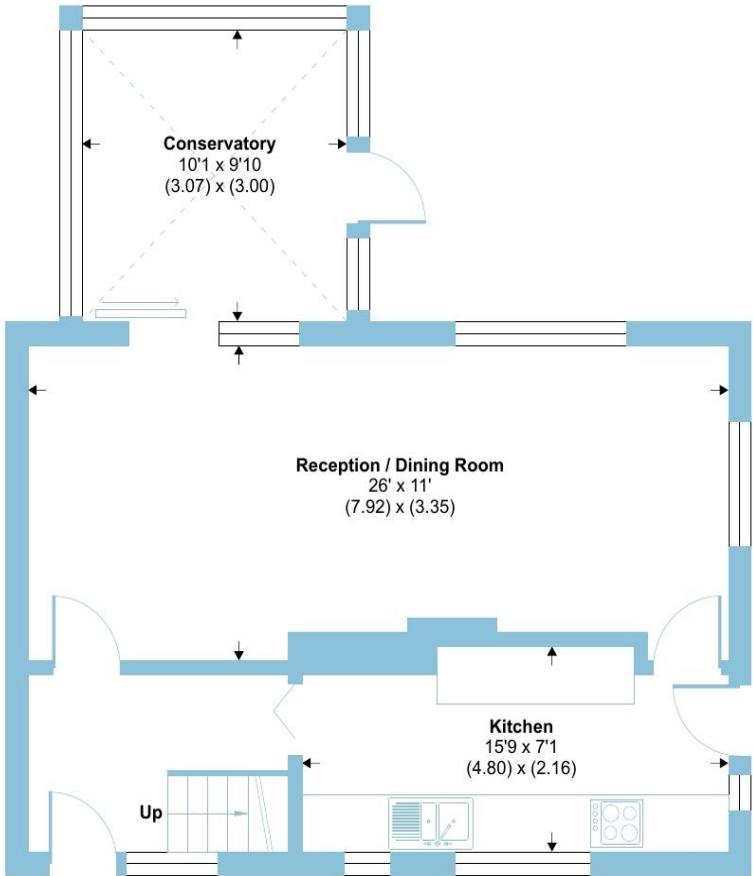
An extended larger than average three-bedroom end-of-terrace house located within walking distance of Maidenhead town centre and train station/Elizabeth Line along with great local shops, pubs and restaurants. The property comprises: Three bedrooms, one bathroom, living/dining room, kitchen, conservatory, garden mainly laid to lawn with various trees and shrubs along with a parking space. Noteworthy features of this property are: double storey extension to the side, ample room to extend further (subject to planning permission) on the back and side of the house, further room to renovate and modify throughout and **NO ONWARD CHAIN**.



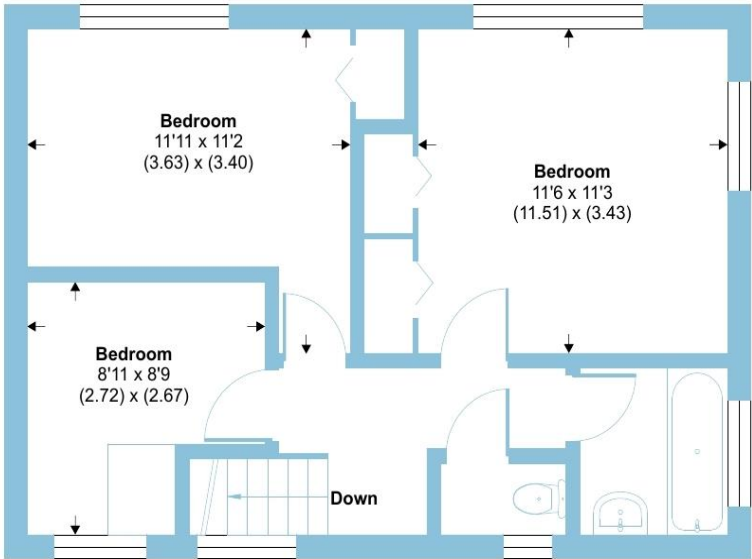
# Ross Road, Maidenhead, SL6

Approximate Area = 1027 sq ft / 95.4 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). © nitchecom 2024. Produced for Barnard Marcus. REF: 1132468



welcome to

## 8 Ross Road, Maidenhead

- NO ONWARD CHAIN
- EXTENDED & LARGER THAN AVERAGE
- ROOM TO EXTEND SURTHER, STPP
- WALKING DISTANCE OF TOWN & STATION
- THREE BEDROOMS
- CONSERVATORY
- PARKING SPACE

Tenure: Freehold EPC Rating: D

guide price

**£475,000**



Please note the marker reflects the postcode not the actual property

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Property Ref:  
MHD121359 - 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.

roger platt



**01628 773333**



[Maidenhead@rogerplatt.co.uk](mailto:Maidenhead@rogerplatt.co.uk)



25-29 Queen Street, MAIDENHEAD, Berkshire,  
SL6 1NB



[rogerplatt.co.uk](https://rogerplatt.co.uk)