

4 Lambourne Drive, Maidenhead SL6 3HG



welcome to

4 Lambourne Drive, Maidenhead

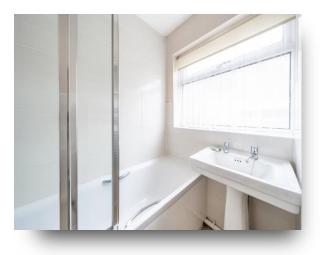
Situated in a desirable location in the sought-after Cox Green area close to some of Maidenhead's most popular schools is this four bedroom link-detached family home. This well presented property benefits from a delightful rear garden with a large patio area and outbuilding, double length garage and ample driveway parking, 21ft living room, dining room and a downstairs w.c. Upstairs there are four good sized bedrooms, bathroom and a separate w.c. Lambourne Drive is a peaceful, residential road with a range of local shops and services in the immediate vicinity and Maidenhead town centre and mainline train station/Elizabeth Line is only 1.5 miles away.









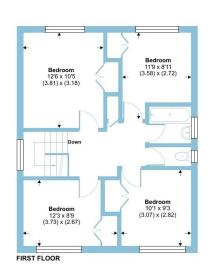






Approximate Area = 1232 sq ft / 114.4 sq m Garage = 236 sq ft / 21.9 sq m Outbuildings = 129 sq ft / 11.9 sq m Total = 1597 sq ft / 148.2 sq m For identification only - Not to scale

N



Certified Property Measurer

RICS



welcome to

4 Lambourne Drive, Maidenhead

- SOUGHT-AFTER COX GREEN AREA
- CLOSE TO POPULAR SCHOOLS
- PEACEFUL RESIDENTIAL ROAD
- FOUR GOOD SIZE BEDROOMS
- DOUBLE LENGTH GARAGE
- DRIVEWAY PARKING
- DELIGHTFUL REAR GARDEN

Tenure: Freehold EPC Rating: Awaited

guide price **£600,000**









Please note the marker reflects the postcode not the actual property

check out more properties at rogerplatt.co.uk



Property Ref: MHD121715 - 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.

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



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



rogerplatt.co.uk