



144 Burghley Court, Kingsquarter, Maidenhead SL6 1AW

welcome to

144 Burghley Court Kingsquarter, Maidenhead

A very well-proportioned one bedroom apartment situated in the Oldfield Catchment within walking distance of the River Thames, Maidenhead town centre and the Elizabeth Line. The property has a long lease of 106 years and is being sold with **NO UPPER CHAIN**. The property comprises; spacious hallway with built-in cupboards providing ample storage space, double bedroom with a built-in cupboard and space for wardrobes, open plan kitchen/diner/living room with access to the balcony and there is a good size modern bathroom.

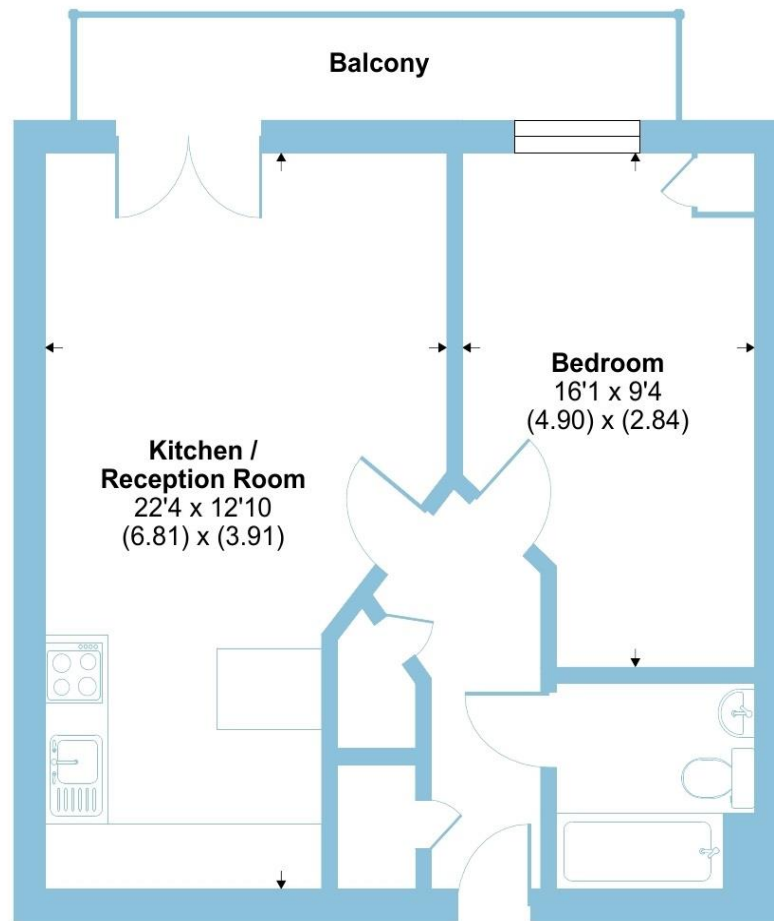




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Approximate Area = 513 sq ft / 47.6 sq m

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). © nichecom 2024.
Produced for Barnard Marcus. REF: 1217705



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144 Burghley Court, Kingsquarter

- NO UPPER CHAIN
- ONE BEDROOM APARTMENT
- LONG LEASE OF 106 YEARS
- BALCONY
- WELL-PROPORTIONED ACCOMMODATION
- CLOSE TO SHOPS & STATION (ELIZABETH LINE)
- OLDFIELD CATCHMENT
- SOUGHT-AFTER DEVELOPMENT

Tenure: Leasehold EPC Rating: Awaited

This is a Leasehold property with details as follows; Term of Lease 125 years from 01 Jan 2008. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

£230,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
MHD122100 - 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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