



56 Farmers Way, Maidenhead SL6 3PL

welcome to

56 Farmers Way, Maidenhead

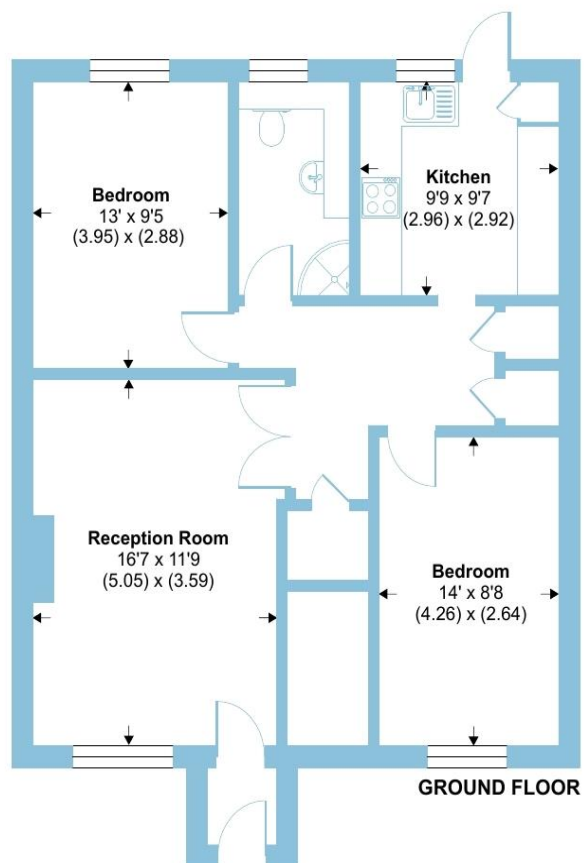
A spacious two double bedroom ground floor maisonette with private entrance and a lovely private rear garden. The accommodation comprises; entrance lobby, good size living room, a spacious inner hallway with access to the two well-proportioned double bedrooms, the modern bathroom and the fitted kitchen - with a door opening to the lovely private rear garden. The property has double glazing, gas central heating and a long lease in excess of 140 years, with a nominal ground rent and no service charges.



Farmers Way, Maidenhead, SL6

Approximate Area = 775 sq ft / 72 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2025. Produced for Barnard Marcus. REF: 1285417



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56 Farmers Way, Maidenhead

- GROUND FLOOR MAISONETTE
- LOVELY PRIVATE REAR GARDEN
- LONG LEASE
- TWO DOUBLE BEDROOMS
- MODERN FITTED KITCHEN
- MODERN BATHROOM
- CLOSE TO LOCAL SHOPS
- EASY ACCESS TO TOWN CENTRE

Tenure: Leasehold EPC Rating: Awaited

Council Tax Band: C Service Charge: Ask Agent

Ground Rent: 100.00

This is a Leasehold property with details as follows; Term of Lease 200 years from 29 Sep 1971. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

£335,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
MHD122639 - 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.


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