



**21 Brunel Place, West Street, Maidenhead SL6 1LG**

**welcome to**

**21 Brunel Place, West Street, Maidenhead**

A superb energy efficient fourth floor 1 bedroom apartment within Brunel Place, ideally situated in Maidenhead town centre only 0.5 miles from Maidenhead train station and the Elizabeth Line. With excellent specification, this apartment would make for an ideal first purchase or investment buy.



#### APT 21 - 1 BED

|                       |             |               |
|-----------------------|-------------|---------------|
| Living/Kitchen/Dining | 7.0m x 4.9m | 23'1" x 16'2" |
| Principal Bedroom     | 3.1m x 4.1m | 10'2" x 13'7" |
| Total Internal Area   | 50.8 sqm    | 546.9 sqft    |
| Balcony               | 5.5 sqm     | 59.2 sqft     |

#### APT 22 - 1 BED

|                       |             |              |
|-----------------------|-------------|--------------|
| Living/Kitchen/Dining | 5.5m x 2.9m | 18'1" x 9'6" |
| Principal Bedroom     | 5.5m x 2.5m | 18'1" x 8'3" |
| Total Internal Area   | 41.3 sqm    | 444.2 sqft   |
| Balcony               | 5.4 sqm     | 58.1 sqft    |

#### APT 23 - 1 BED

|                       |             |                |
|-----------------------|-------------|----------------|
| Living/Kitchen/Dining | 7.5m x 4.9m | 24'9" x 16'0"  |
| Principal Bedroom     | 3.7m x 3.3m | 12'0" x 10'11" |
| Total Internal Area   | 51.1 sqm    | 550.3 sqft     |
| Balcony               | 5.4 sqm     | 58.1 sqft      |

#### APT 24 - 1 BED

|                     |             |                |
|---------------------|-------------|----------------|
| Kitchen             | 2.5m x 2.4m | 8'3" x 7'10"   |
| Living/Dining       | 6.9m x 3.5m | 22'8" x 11'4"  |
| Principal Bedroom   | 4.5m x 3.7m | 14'11" x 12'1" |
| Total Internal Area | 50.3 sqm    | 541.1 sqft     |
| Balcony             | 4.7 sqm     | 50.6 sqft      |

WEST STREET



4TH FLOOR

Please note, floor plans and dimensions are taken from architectural drawings and are for guidance only. Dimensions stated are within a tolerance of plus or minus 150mm.

Named as a tribute to Isambard Kingdom Brunel, the mastermind of Maidenhead's railway bridge, Brunel Place is a boutique development of 26 suites and one and two bedroom apartments.

Immaculately finished and enjoying an enviable location at the heart of the town's c£1bn regeneration, it puts all you could ask for on your doorstep—including Crossrail and all the Royal Borough of Windsor and Maidenhead's picturesque greenery.

#### Living / Kitchen / Dining Room

23' 1" x 16' 2" ( 7.04m x 4.93m )

#### Bedroom

10' 2" x 13' 7" ( 3.10m x 4.14m )

#### Disclaimer

PLEASE NOTE: SHOW  
HOME/REPRESENTATIVE IMAGES

This brochure has been prepared from plans supplied by the developer. Roger Platt have yet to verify the information derived from these plans because of the stage of construction.

**welcome to**

## **21 Brunel Place, West Street, Maidenhead**

- 999 YEAR LEASE
- 10 YEAR NEW BUILD WARRANTY
- EXCELLENT ENERGY EFFICIENCY
- COLOUR HD VIDEO ENTRY SYSTEM
- CYCLE STORAGE, LIFT TO ALL FLOORS
- COMMUNAL PODIUM GARDEN IN ADDITION TO PRIVATE OUTSIDE SPACE TO SOME HOMES
- ONLY 0.5 MILES FROM MAIDENHEAD TRAIN STATION AND THE ELIZABETH LINE WITH DIRECT TRAINS TO LONDON PADDINGTON IN AS LITTLE AS 18 MINUTES

Tenure: Leasehold EPC Rating: B

Council Tax Band: C Service Charge: 1593.89

Ground Rent: Ask Agent

This is a Leasehold property with details as follows; Term of Lease 999 years from 01 Nov 2025. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

# £260,000



Please note the marker reflects the postcode not the actual property

**view this property online** [rogerplatt.co.uk/Property/MHD123324](https://rogerplatt.co.uk/Property/MHD123324)



Property Ref:  
MHD123324 - 0002

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**roger platt**



**01628 773333**



**Maidenhead@rogerplatt.co.uk**



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



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