

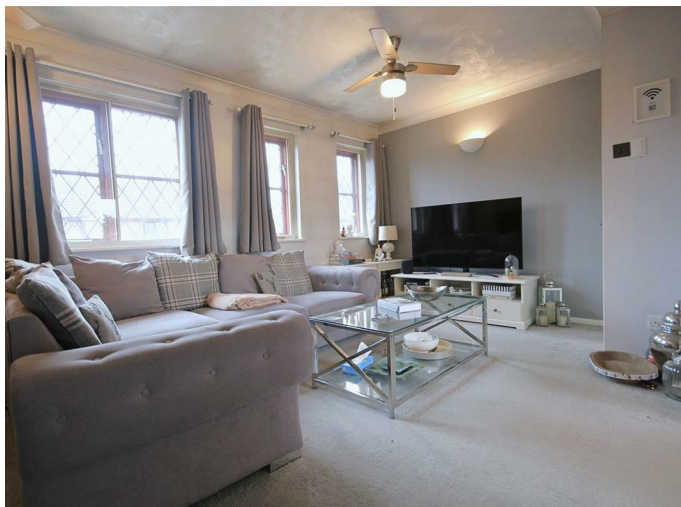


16 Flamborough Spur, Slough, SL1 9JB
£195,000

 **HORLER**

16 Flamborough Spur, Slough, SL1 9JB

Offered to the market is this well presented one double bedroom coach house located within a residential cul-de-sac close to amenities and transport links and benefits of low charges and comes with a garage. The property comprises of a lounge through dining room, open kitchen and family bathroom.



Front of property:

A small lawn to the front of the property with a paved path leading to:

Entrance:

Through an UPVC front door into a entrance hall with stairs to first floor landing.

Stairs to first floor:

A small landing with a window over the rear aspect, radiator, door into:

Living through dining room:

A bright room with three windows over the front aspect, radiator, large storage cupboard over the stairs, TV, telephone and power points. Opening into:

Kitchen:

Fitted with a range of eye and base level units with a complimentary work surface, inset sink with drainer, integral oven with four ring hob and extractor fan above, integrated dish washer, space for freestanding appliances including fridge/ freezer and washing machine, wall mounted boiler, window over the rear aspect, tile splash backs and tile effect flooring.

Hall:

Storage cupboard housing the hot water cylinder, doors into:

Bedroom:

A double bedroom with fitted wardrobes with hanging and shelving space, three sided bay window, radiator, TV and power points.

Bathroom:

A three piece white bathroom suite comprising of a panel enclosed bath with shower above, pedestal wash hand basin, low level W.C, frosted window over the rear aspect, tiled flooring and walls.

Garage:

A single garage underneath the coach house with power and lighting.

General information:

Tenure: Leasehold

Lease: 85 Years

Lease term: 125 Years from 1st Oct 1984

Service charge: N/A

Ground rent: £120pa

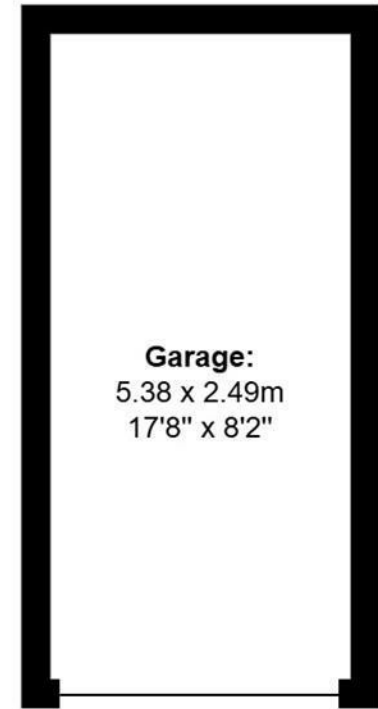
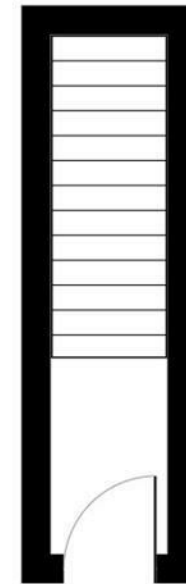
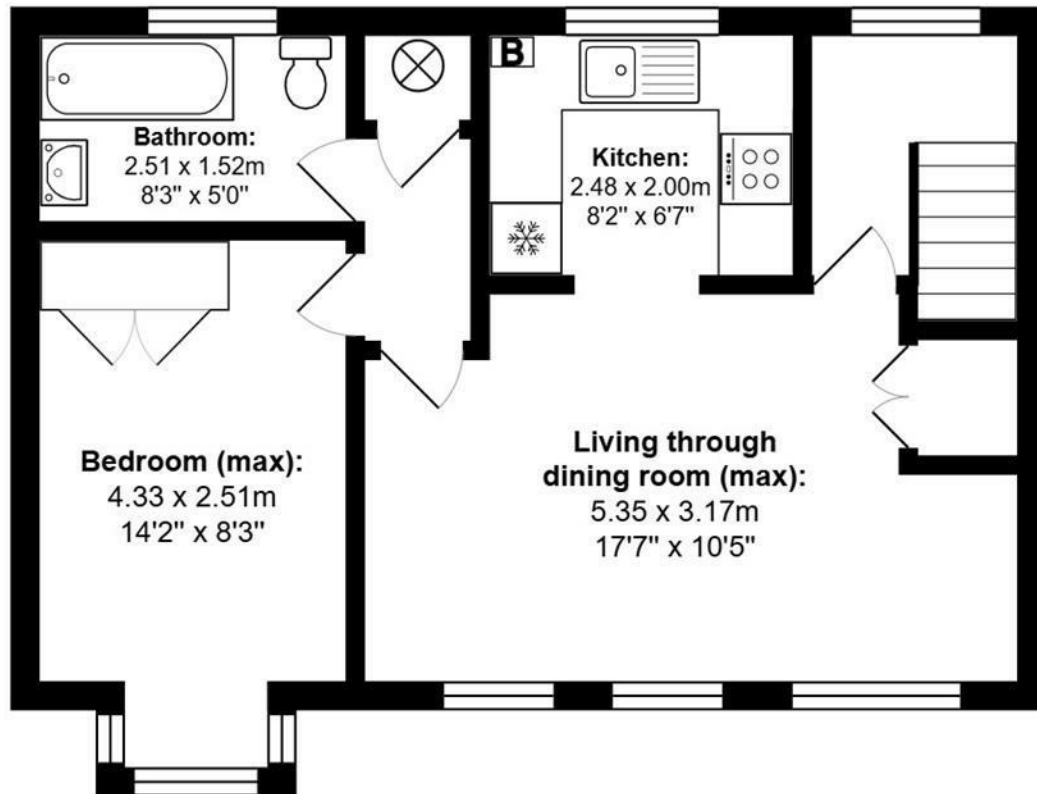
Insurance for garage: £62.60pa

Council tax: Band B - £1701pa

Legal note:

****Although these particulars are thought to be materially correct, their accuracy cannot be guaranteed and they do not form part of any contract.****





Total Area: 60.3 m² ... 649 ft²

All measurements are approximate and for display purposes only.