



5 Urbis, Wolf Lane, Windsor, SL4 4GY
£295,000

 **HORLER**

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A must see first floor apartment benefiting from having two double bedrooms and two bathrooms. The property is perfectly located close to all amenities, schools for all ages and great transport links. The family apartment comprises of a lounge/dining room, separate kitchen, Juliet balcony and allocated residents parking. Call 01753 621234 to arrange a viewing!



Communal entrance

Communal entrance with Intercom system with stairs leading to the first floor.

Entrance hallway

Through a wooden front door into a good sized entrance hallway. Good sized storage cupboard with shelving and hanging space.

Lounge/dining room

A side aspect living/dining room with UPVC double glazed doors opening up to a Juliet balcony overlooking the communal grounds. Space for a dining table, radiator and power points.

Kitchen

A range of eye and base level wooden units with marble effect work surfaces, inset sink and drainer and partially tiled walls. Integrated appliances including fridge/freezer , oven, 4 ring gas hob with extractor fan above, washing machine and appliance space for dishwasher and microwave. Cupboard housing the boiler, power points and a rear aspect double glazed window.

Family bathroom

Three piece white suite, comprising of a panel enclosed bath with mixer taps and shower attachment. Low level WC, pedestal wash hand basin with mixer taps, radiator, partially tiled walls , fitted mirror and rear aspect frosted window.

Master bedroom

A good sized double bedroom with a side aspect double glazed window with radiator below, built in storage cupboard, space for free standing furniture and ample power points.

Ensuite

Master en suite bathroom with low level WC, vanity hand wash basin, shower cubicle, partially tiled walls and wall mounted mirror.

Bedroom two

Double bedroom, space for freestanding furniture, side aspect double glazed window with radiator below and power points.

Lease information

Lease length : 999 years from start of lease

Lease start date: 2005

Lease Remaining : 980 years

Service charge: 1400 Approx PA

Ground rent is: £200 PA.

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.****





Approximate Gross Internal Area
67.9 sq m / 731 sq ft

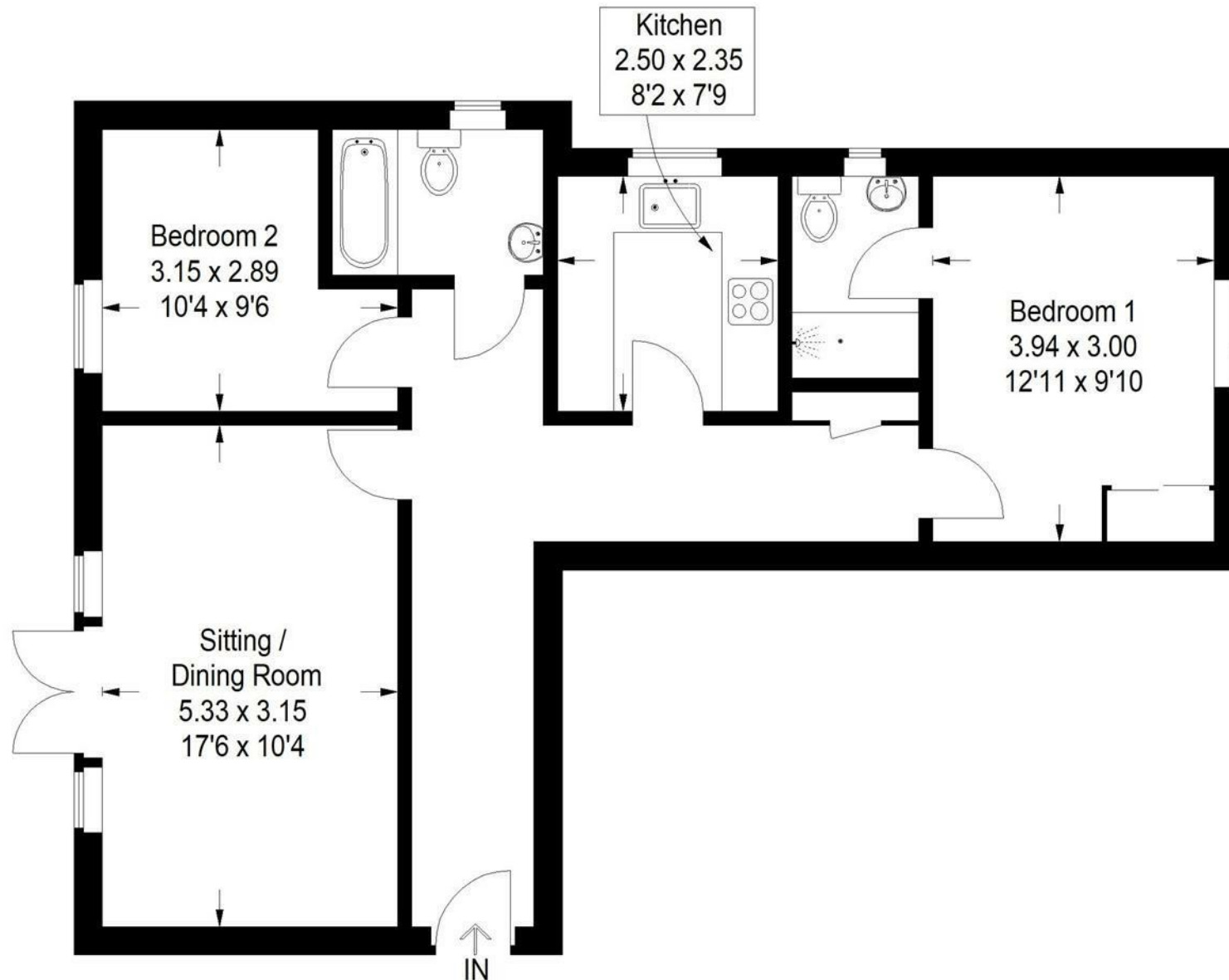


Illustration for identification purposes only, measurements are approximate, not to scale.