



**6 Belmont Park Avenue, Maidenhead, Berkshire SL6 6JS**

## 6 BELMONT PARK AVENUE, MAIDENHEAD BERKSHIRE SL6 6JS

**GUIDE PRICE: £1,075,000**  
**FREEHOLD**

An opportunity to acquire this delightful four bedroom detached family home of character, located in this sought after residential road, conveniently located for the town centre and within approx. 0.8 miles of the mainline railway station (Paddington/Elizabeth Line). The property has been extended and refurbished in recent years by the present owners and features a stunning 'hub of the house' open plan Kitchen/Dining/Family Room with bi-fold doors leading out onto the decking area with a generous lawned garden beyond, two reception rooms, a cloak/shower room as well as a good size utility room and four bedrooms with a large family bathroom featuring a separate bath and shower cubicle. An internal inspection is most strongly recommended.

\*ENTRANCE HALL \*CLOAK/SHOWER ROOM  
\*LARGE OPEN PLAN KITCHEN/DINING/FAMILY ROOM \*UTILITY ROOM \*FOUR BEDROOMS  
\*FAMILY BATHROOM \*STORAGE ROOM/STUDY AREA \*DELIGHTFUL ENCLOSED REAR GARDEN \*DRIVEWAY PARKING  
\*CONVENIENT FOR TOWN CENTRE AND MAINLINE RAILWAY STATION (PADDINGTON/ELIZABETH LINE WITH FAST TRAINS TO LONDON PADDINGTON IN APPROX 19 MINS) \*NO ONWARD CHAIN \*EPC RATING D

Council Tax Band F – currently £2116.54 per annum





# Belmont Park Avenue

Approximate Gross Internal Area 151.11 sq m / 1626.53 sq ft

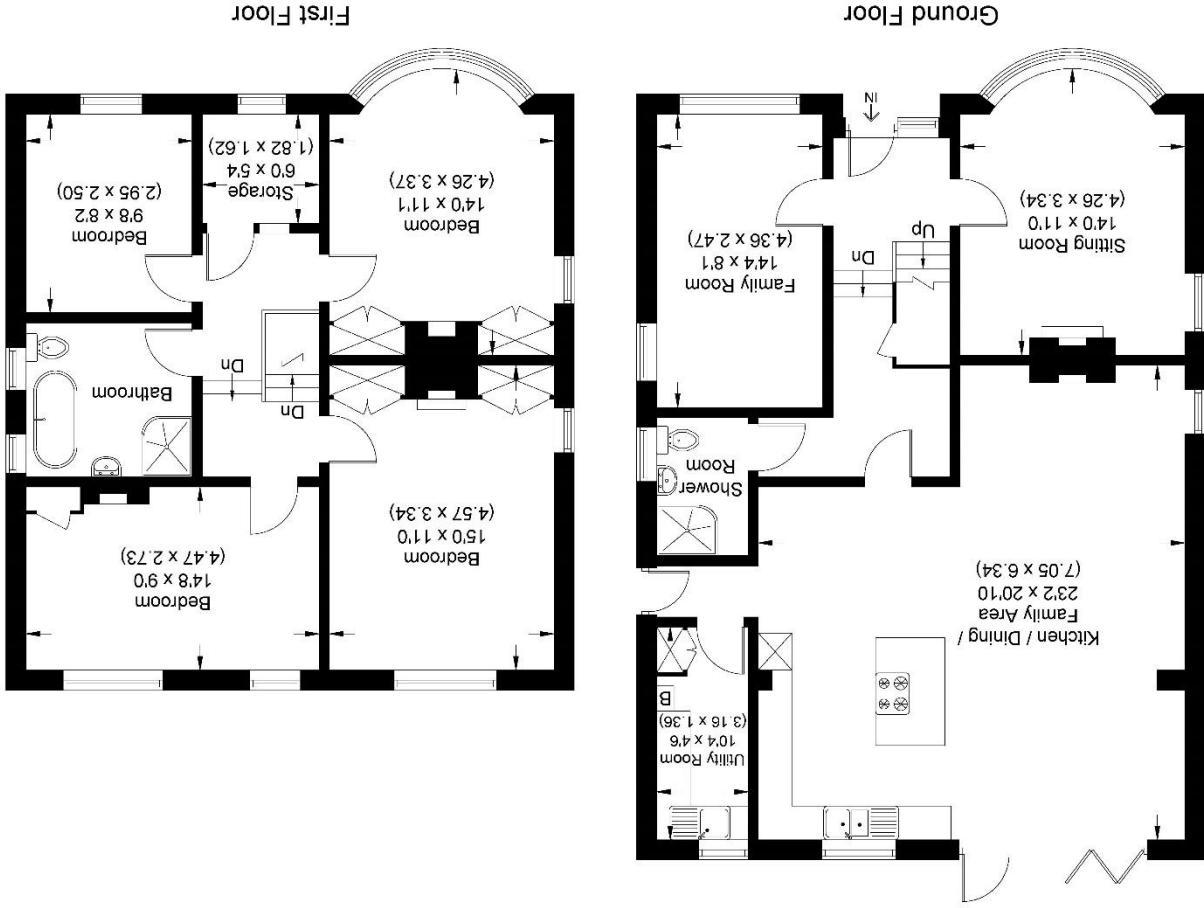


Illustration for identification purposes only, measurements are approximate, not to scale.

For clarification we wish to inform prospective purchasers that we have prepared these sales particulars as a general guide. We have not carried out a detailed survey nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets, furnishings and appliances. Whilst these particulars are believed to be correct their accuracy is not guaranteed and are given without responsibility. They do not form part of any contract.



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