






WELLS LANE,  
Ascot SL5





## A SPACIOUS FAMILY PROPERTY SET OVER THREE FLOORS

This extremely well-presented property can be found less than half a mile east of Ascot High Street and about a mile from the station.

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Local Authority: Royal Borough of Windsor and Maidenhead

Council Tax band: G

Furniture: Unfurnished

Minimum length of tenancy: 12 months

Deposit amount: £4,038.46

Available date: 17-06-2025

Guide price: £3,500 per calendar month

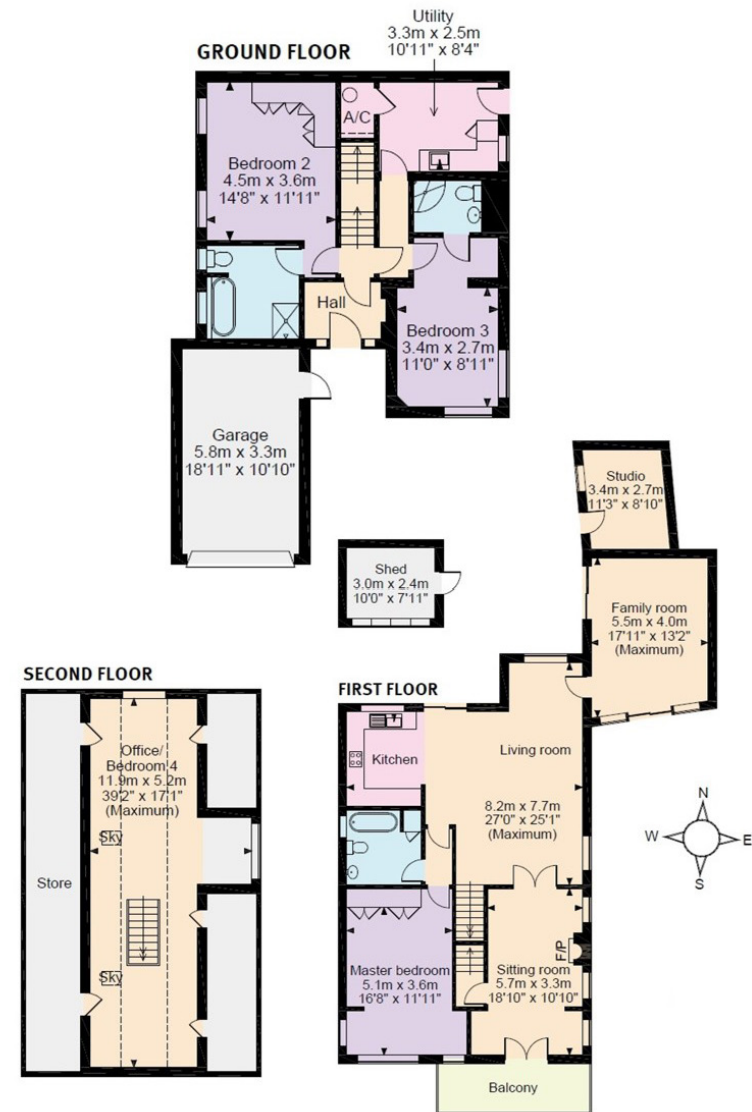


The entrance on the ground floor leads to two double en suite bedrooms, a utility room and stairs leading to the first floor.

On the first floor is the principal bedroom with en suite, open plan kitchen/living room leading to a sitting room with doors on to a balcony. There's also a family room and studio.

On the second floor, there is an open-plan office/fourth bedroom. Externally there is a garden, raised decked area, a garage and driveway parking. Of particular note are the folding doors leading out onto the glass balcony which offers superb rural views.





Approximate Gross Internal Area = 2,573 sq ft

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID767266)

We would be delighted  
to tell you more.

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