



# STANHOPE ROAD

## SLOUGH, SL1 6JS

# £435,000

Situated in a quiet cul-de-sac, this impressive extended two-bedroom house is conveniently located near Burnham Rail Station, providing easy access to Central London via the Elizabeth Line. The property boasts a spacious living area, a modern kitchen, and a private enclosed rear garden. Local amenities, parks, and road links are all within easy reach, with Burnham Rail Station just 0.1 miles away. Whether you're a first-time buyer or an investor, we highly recommend viewing this property to fully appreciate its charm.

Upon entering the property, you'll find a porch, perfect for storing coats and shoes. The



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1



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EPC D

entrance hall leads to the inviting living room and a staircase to the first floor. The living space is generously proportioned, measuring 22ft in length, providing ample room for both seating and dining areas. Adjacent to the living room is a well-equipped kitchen, complete with a range of storage units, work surfaces, a breakfast bar, and top-of-the-line built-in appliances, including an electric oven, microwave, electric hob, dishwasher, washing machine, and fridge/freezer. The kitchen offers a pleasant view of the rear garden and provides access through patio doors.

Moving to the first floor, you'll discover two spacious double bedrooms and a modern bathroom. Bedroom one benefits from a fitted wardrobe and large bay windows, allowing plenty of natural light to fill the room. The modern bathroom features a white suite, including a bath, glass shower screen, WC, hand basin, and vanity unit.

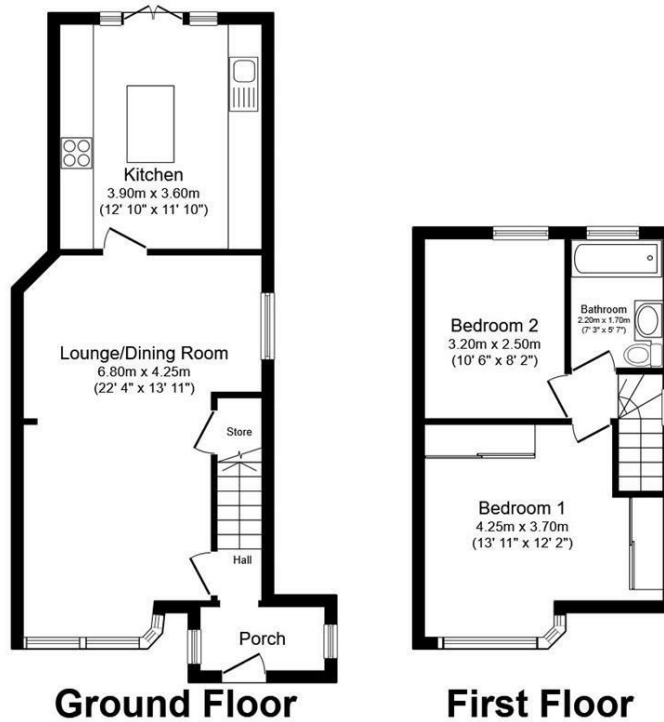
Outside, the rear garden is currently low maintenance, featuring an initial patio area ideal for relaxation or entertaining, as well as a lawn with borders on either side. A gated pathway leads to the front of the property, where you'll find driveway parking for two vehicles.

Please don't hesitate to contact us for further information or to arrange a viewing.

- 0.1 miles from Burnham Rail Station (Main Paddington Line and Crossrail Station - 20 minutes to Central London)
- Beautifully present throughout
- Within walking distance of Burnham Grammar & Priory School
- Driveway parking for two cars
- Easy access to M4 Motorway (Junction 7)
- Private rear garden
- Close to local shops

## Directions





Total floor area 73.7 m<sup>2</sup> (793 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.focalagent.com](http://www.focalagent.com)



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