



FERRERS CLOSE SLOUGH, SL1 5TS

£450,000

Welcome to this beautifully presented three-bedroom link detached property, located in the sought-after Cippenham Village. Situated in a quiet cul-de-sac, this property offers a peaceful and serene living environment.

Conveniently positioned within a 15-minute walk of Burnham Rail Station, which is part of the Elizabeth Line rail network, commuting becomes effortless. The property is also within the catchment area of excellent local schools, making it an ideal choice for families. Easy access to the M4 motorway (junction 7) further enhances the property's



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EPC C

connectivity.

Upon entering, you are greeted by a hallway with a cloakroom and direct access to the inviting living room. A door leads to the spacious kitchen/diner, which is fully fitted and modern. The dining area offers ample space for tables and chairs, and patio doors open up to the rear garden. The garden is mainly laid to lawn, with a decked area that is perfect for entertaining guests or enjoying outdoor activities.

Moving to the first floor, you will find three double bedrooms, with two bedrooms having access to storage cupboards to keep belongings organized. Bedroom one benefits from access to an en-suite bathroom, complete with a shower, WC, and wash hand basin. The family bathroom offers a panel-enclosed bath, WC, and wash hand basin, providing convenience for all residents.

To the front of the property, there is access to a single garage, a well-maintained lawn front garden, and a driveway with parking space for several cars.

Don't miss out on the opportunity to own this well-presented and conveniently located property. Contact us now to arrange a viewing or for further information.

- **Link Detached Property**
- **Easy Access to M4 Motorway (Junction 7)**
- **Garage with Driveway Parking**
- **Within 15 Minute Walk of Burnham Rail Station (Part of the Elizabeth Line)**
- **Potential to Extend into Garage (STPP)**
- **Private Rear Garden**

Directions

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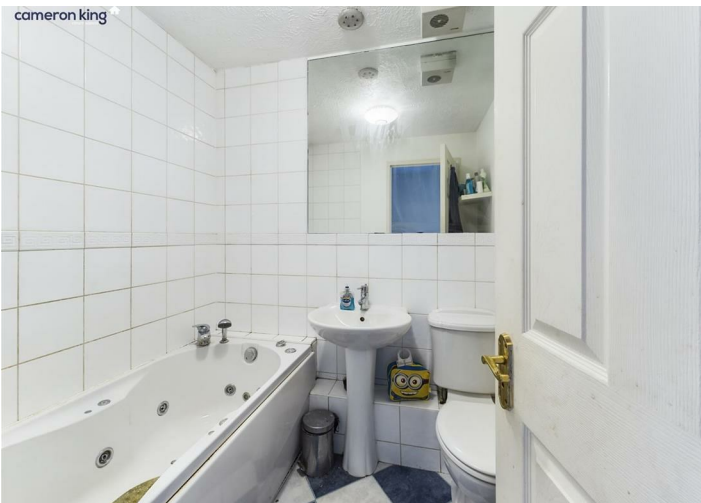
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Approximate total area⁽¹⁾
995.06 ft²

Reduced headroom
18.74 ft²

(1) Excluding balconies and terraces.

Reduced headroom
(below 1.5m/4.92ft)

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

GIRAFFE360



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