



Orchardwood
Ascot



This first floor apartment has a double aspect reception with living and dining space, separate kitchen, main bedroom with en suite and small roof terrace, two further bedrooms and a shower room.

Outside there is residents parking, a garage and communal gardens.

Orchardwood is a small development at the end of Hermitage Drive, a cul-de-sac opposite Ascot Racecourse. Nearby schools include Charters, Heathfield, Lambrook, LVS, Papplewick and St Francis. The nearest train station is Ascot where services run to London Waterloo, Reading and Guildford. By road Ascot is convenient for the M3, M4, M25 and Heathrow Airport. Other than Ascot Racecourse other local places of interest include The Berkshire Golf Club, Coworth Park, Guards Polo Club, Legoland, Sunningdale Golf Club, Swinley Forest Golf Club, Wentworth Club, Windsor Castle and Windsor Great Park.

EPC rating D.

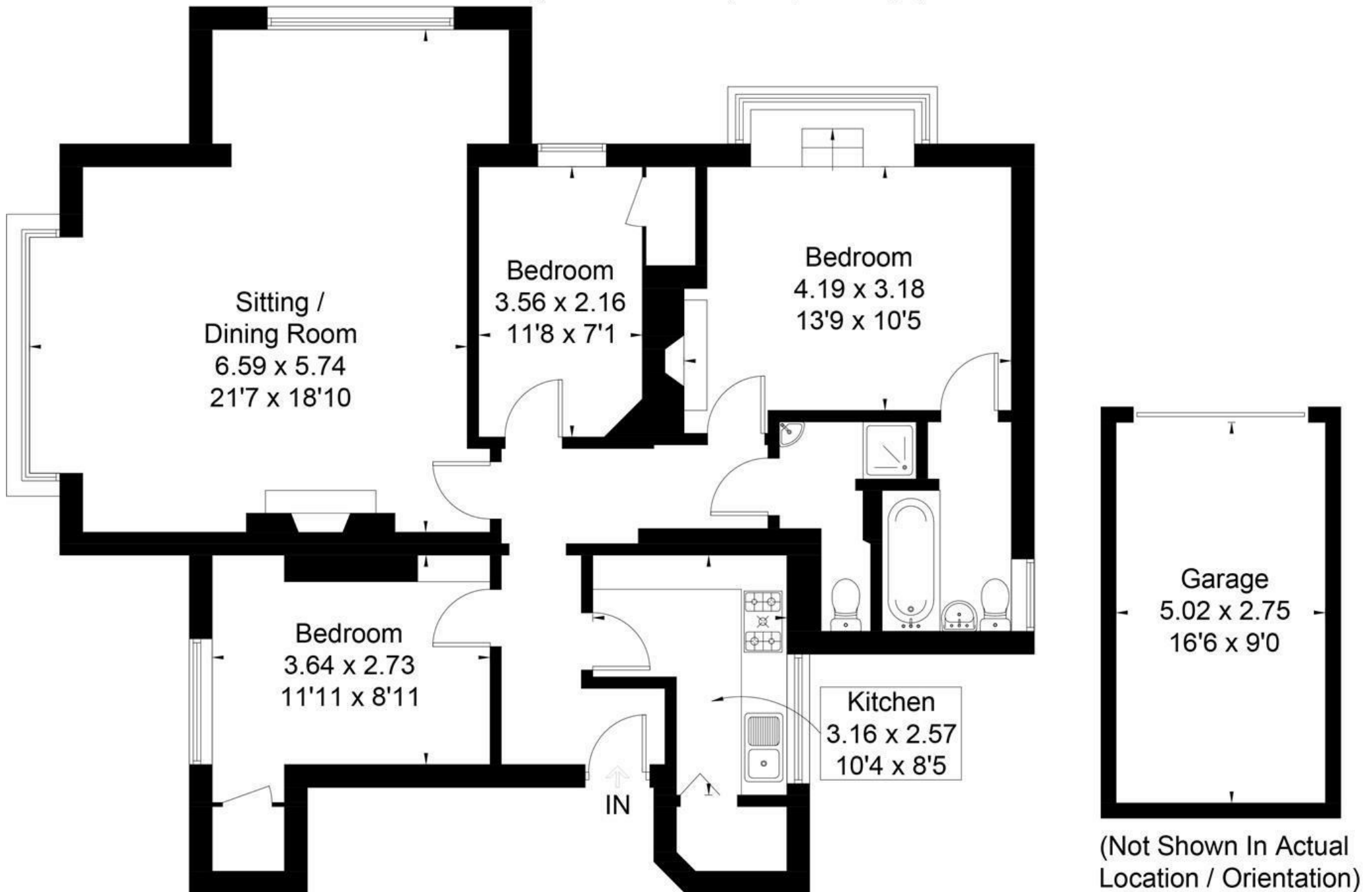


Approximate Floor Area = 101.4 sq m / 1091 sq ft

Garage = 13.8 sq m / 148 sq ft sq ft

Total = 115.2 sq m / 1239 sq ft sq ft

Including Limited Use Area (3.3 sq m / 35 sq ft)



Surveyed and drawn in accordance with the International Property Measurement Standards (IPMS 2: Residential)

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A three bedroom, two bathroom apartment with a garage, parking and share of freehold.



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