



SIMMONS & SON



Marescroft Road, Slough, SL2 2LN

Offers In Excess Of £185,000 Leasehold

Welcome to this charming 1-bedroom ground floor maisonette located on Marescroft Road in the lovely town of Slough.

This property boasts a cosy reception room, perfect for relaxing or entertaining guests. The bedroom is spacious and offers a comfortable retreat at the end of the day. The bathroom is well-appointed and provides convenience for your daily needs.

One of the highlights of this maisonette is the private garden, where you can enjoy the outdoors in your own tranquil space. Imagine sipping your morning coffee or hosting a barbecue with friends in this delightful setting.

Conveniently located near local schools and amenities. The excellent transport links to the Elizabeth line make commuting a breeze, whether you're heading to work or exploring the vibrant city of London.

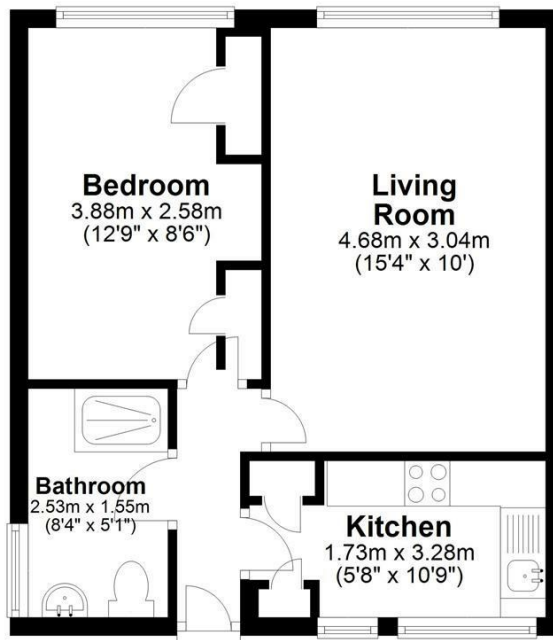
Don't miss out on the opportunity to make this charming maisonette your new home. Contact us today to arrange a viewing and start envisioning your life in this wonderful property on Marescroft Road.



Marescroft Road, Slough, Berkshire, SL2 2LN

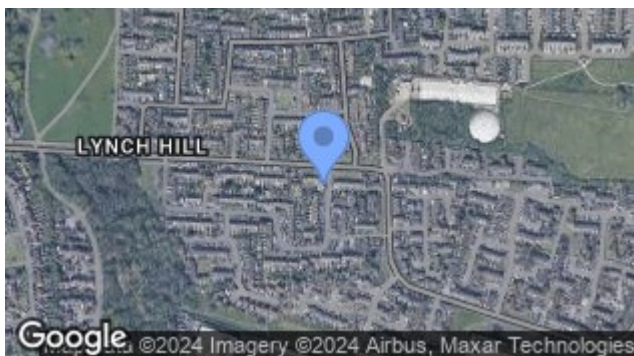


Ground Floor



Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows and rooms are approximate and no responsibility is taken for any error, omission or misstatement. These plans are for representation purposes only and should be used as such by any prospective purchaser. Specifically no guarantee is given on the total square footage of the property if quoted on this plan. Any figure given is for initial guidance only and should not be relied on as a basis of a valuation or for any legal purpose.
Plan produced using PlanUp.

- One Bedroom Ground Floor Maisonette
- GCH & DG
- Private Rear Garden
- 87 Years Reamanning
- Close to local Amenities
- No Onward Chain
- Excellent Transport Links
- EPC: C
- Spacious Lounger/ Diner
- Council Tax Band: B



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales	EU Directive 2002/91/EC		

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales	EU Directive 2002/91/EC		