



SIMMONS & SON



Queens Road, Slough, SL1 3QP

Guide Price £200,000 Share of Freehold

Welcome to this charming two-bedroom first-floor maisonette located on Queens Road in the heart of Slough. This property boasts a spacious reception room, perfect for entertaining guests or simply relaxing after a long day.

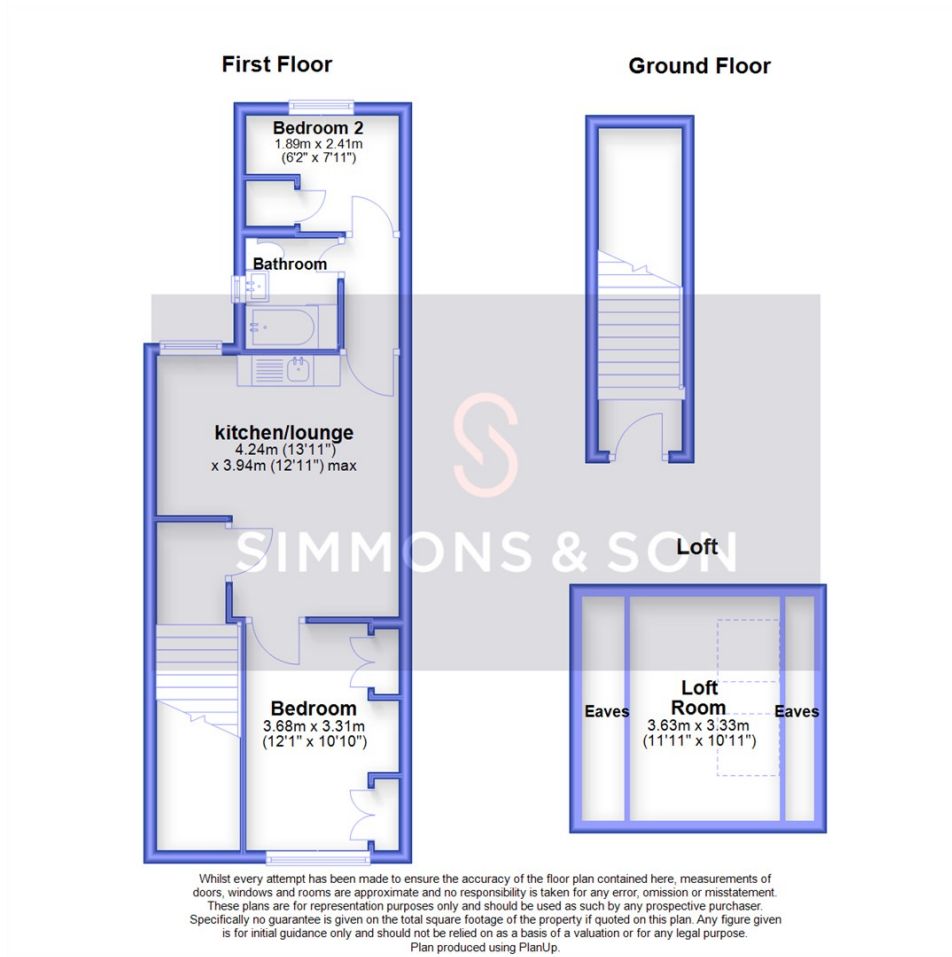
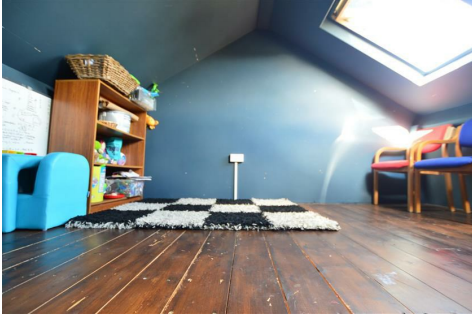
As you step inside, you'll find a well-equipped kitchen with fitted appliances, a convenient storage bench, and a table - making meal preparation a breeze. The master bedroom is a true retreat with fitted wardrobes and a double-size Murphy bed, offering both comfort and functionality.

One of the highlights of this maisonette is the loft space, providing ample room for storage or the potential to create a cosy den. Whether you're looking for an ideal investment opportunity or searching for your first home, this property offers great potential.

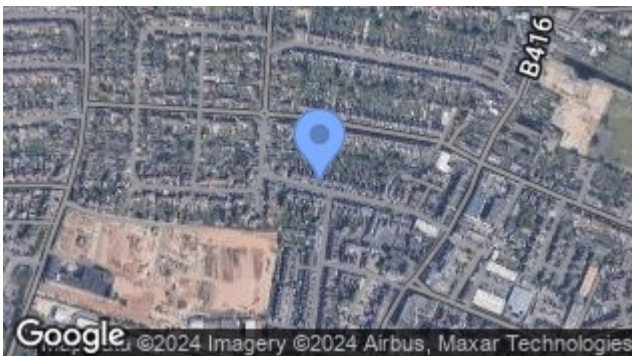
Don't miss out on the chance to own a piece of this vibrant neighbourhood. Contact us today to arrange a viewing and envision the possibilities that this lovely maisonette has to offer.



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- Two Bedroom First Floor Masonette
- Well Presented Throughout
- Fitted Kitchen & Modern Bathroom
- Loft Room With Planning Permission For Dorm Attic
- Built In Storage And Appliances In Kitchen
- Service Charge £0 - Ground Rent £0
- Permit Parking
- Fitted Single Bed And Double Murphy Bed In Master
- EPC-D
- Council Tax-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	74

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	

These particulars are intended as a general guide only and do not constitute any part of an offer or contract. All descriptions, dimensions, references to condition and necessary permissions for use and occupation, and other details are given without responsibility. Intending purchasers or tenants should satisfy themselves as to the accuracy of all statements and representations before entering into any agreement. We have not carried out a survey or checked the services, appliances or fixtures and fittings. Room dimensions should not be relied upon for carpets or furnishings. No employee or partner of B Simmons & Son has authority to make or give any representation or warranty in relation to the property. All negotiations for this purchase must be made through B Simmons & Son.