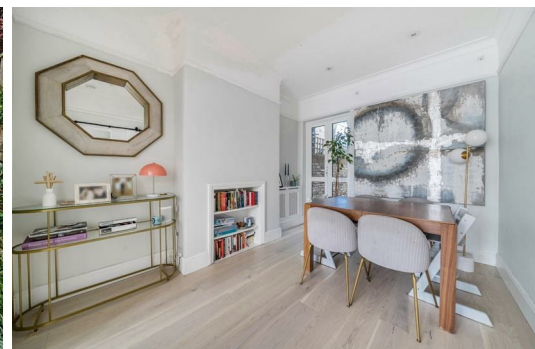




# HARDINGS




Alexandra Road  
Price Guide £850,000



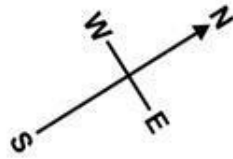


An attractive and beautifully styled 4 bedroom terraced period villa that's been the subject a cosmetic overhaul by the current owner and located on the fringes of the Golden Triangle, just a short walk to Windsor's bustling town centre and mainline rail connections to London (Waterloo & Paddington). With potential to extend further (stpp), the property also benefits from an eat-in kitchen, cloakroom and brick outhouse.

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) A			
(81-91) B			83
(69-80) C			
(55-68) D		67	
(39-54) E			
(21-38) F			
(1-20) G			
<i>Not energy efficient - higher running costs</i>			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC 	

## Features

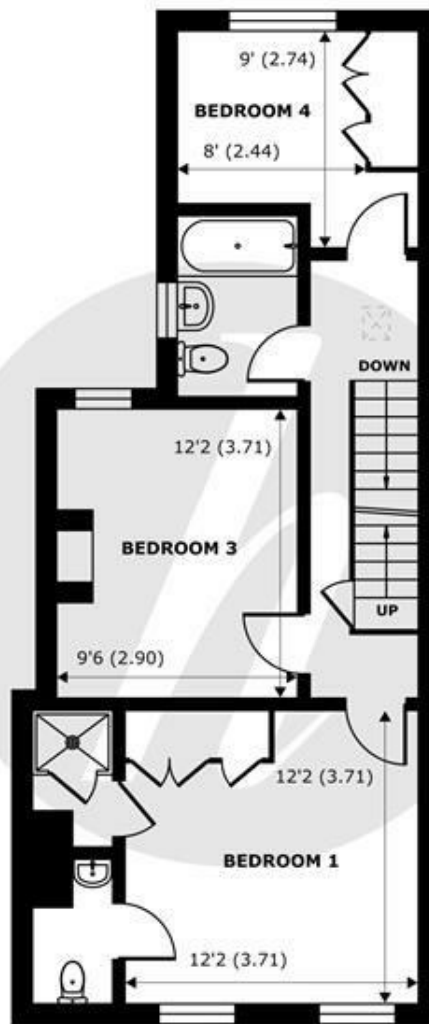
- 4 Bedroom Period Villa
- Double Reception
- Low Maintenance West Facing Garden
- Potential to Extend (stpp)
- Town Centre Location
- 2 Bathrooms (1x ensuite)
- Eat in Kitchen
- Brick Outhouse
- Cloakroom
- Cosmetically Refurbished Throughout



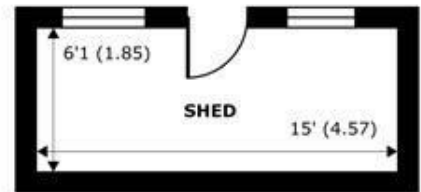
Denotes restricted head height



**GROUND FLOOR**  
abt 622 SQFT (57.7 SQMT)



**FIRST FLOOR**  
abt 636 SQFT (59 SQMT)



**OUTBUILDING**  
abt 128 SQFT (11.8 SQMT)



**SECOND FLOOR**  
abt 354 SQFT (32.8 SQMT)

## Alexandra Road, Windsor, SL4

Approximate Internal Area = 1202 sq ft / 111.6 sq m (Exclude Outbuilding)

Approximate External Area = 1512 sq ft / 140.4 sq m (Exclude Outbuilding)

Limited Use Area(s) = 65 sq ft / 6 sq m

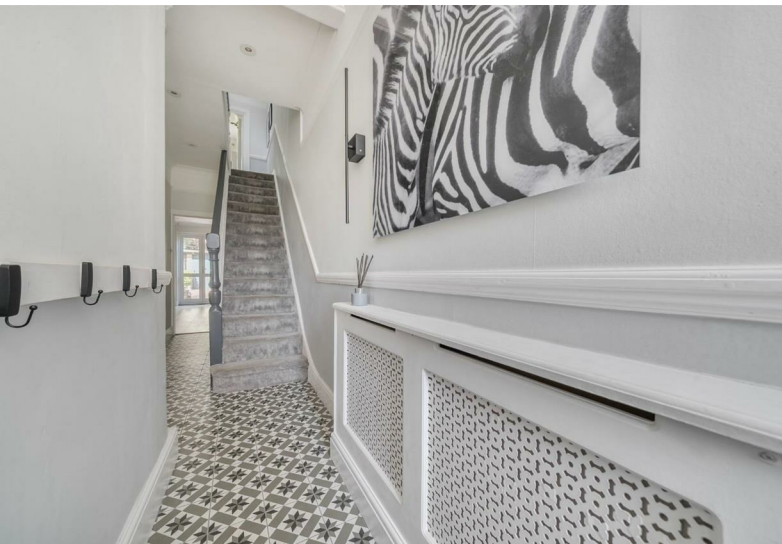
Total = 1267 sq ft / 117.6 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2024. Produced for Hardings. REF: 1109495





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