



Goldsmith Court Elliman Avenue SLOUGH SL2 5FG

for sale offers in the region of
£260,000



Property Description

A two bedroom purpose-built apartment situated in this popular residential location and is close to local amenities, including popular schools such as Herschel Grammar & Baylis Girls school. Slough town centre with its mainline railway station, providing the Elizabeth Line is within half a mile.

It benefits from 23ft lounge, open-plan kitchen, Family bathroom, electric heating, Juliet balcony, access to communal garden & allocated parking.

Ground Floor

Entry phone, door to

Communal Area

Stairs to all floors

First Floor Landing

Door to

Entrance Hall

Entry phone, radiator

Lounge

23' 6" max x 15' 3" (7.16m max x 4.65m)

front aspect window, double, radiator, built-in airing cupboard, Juliet balcony

Open-Plan Kitchen

Range of wall & base units, single bowl sink drainer with mixer tap & cupboard under, Four ring electric hob with oven under, extractor fan, plumbing for washing machine, space for fridge freezer

Bedroom One

13' 1" x 10' 3" (3.99m x 3.12m)

front aspect window, electric heater

Bedroom Two

9' 11" x 7' 10" (3.02m x 2.39m)

Rear aspect window, electric heater

Bathroom

Bath with mixer tap & wall mounted shower, glass shower screen, wash hand basin, WC, electric heater

Outside

Communal garden & allocated parking





Total floor area 59.0 m² (635 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

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EPC Rating: C Council Tax
 Band: C

Service Charge: 900.00 Ground Rent:
 200.00

Tenure: Leasehold

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This is a Leasehold property with details as follows; Term of Lease 125 years from 29 Sep 2012. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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