

KINGFISHER DRIVE, MAIDENHEAD
PRICE: £450,000 FREEHOLD

ANDREW MILSOM

16 KINGFISHER DRIVE, MAIDENHEAD
SL6 8FH
PRICE: £450,000 FREEHOLD

A really lovely end terraced house with high ceilings and spacious accommodation on this popular development, within walking distance of Maidenhead town centre and train station. The property is immaculately presented throughout, benefits from two allocated parking spaces and is sold with no onward chain.

TWO DOUBLE BEDROOMS BOTH WITH BUILT-IN WARDROBES:
STYLISH EN-SUITE SHOWER ROOM:
MODERN FAMILY BATHROOM:
LARGE LIVING ROOM:
IMPRESSIVE FULLY FITTED KITCHEN:
DOWNSTAIRS CLOAKROOM:
GAS CENTRAL HEATING:
DOUBLE-GLAZING THROUGHOUT:
PRIVATE REAR GARDEN:
TWO ALLOCATED PARKING SPACES

TO BE SOLD: Enjoying a peaceful setting within this highly regarded development, ideally located for local schools, and within walking distance of Maidenhead town centre and train station, providing a fast connection to Central London via the Elizabeth Line. For the Commuter the M4 can be accessed within 10 mins..

The accommodation comprises:

HANDSOME COVERED PORCH with classic style front door leading to:

ENTRANCE HALL with stairs to first floor, pocket door leading to the kitchen and **LARGE DOWNSTAIRS CLOAKROOM** and beyond to the large living room with views of garden beyond.



LIVING ROOM with French doors doors leading to the garden.



KITCHEN Stylish, modern,beautifully fitted with a range of base and wall units, and a host of built-in appliances including double oven, gas hob, tall fridge/freezer and dishwasher. Window to the front.

GARDEN To the rear provides an area of lawn with patio and a useful timber garden shed..

EPC BAND : C - COUNCIL TAX BAND : D

FIRST FLOOR LANDING with airing cupboard



BEDROOM ONE Large double bedroom with twin windows over the rear garden. Carpeted with wall-mounted radiator and built-in double wardrobe

EN-SUITE SHOWER ROOM Modern suite comprising shower enclosure, vanity basin, wc and heated towel rail.





BEDROOM TWO Large double bedroom with windows overlooking front. Carpeted, wall-mounted radiator and built-in wardrobe.

FAMILY BATHROOM Three-piece white suite with shower over bath, ceramic tiled floor and attractive fully tiled walls. Heated towel rail.





REAR GARDEN

VIEWING: Please contact our Cookham office cookham@andrewmilsom.co.uk or 01628 531222.

DIRECTIONS:.

By car and using the postcode SL6 8FH on your sat nav, enter Kingfisher Drive and upon entering the development continue for a short distance, passing the central Park on the right hand side. The property will be found a short distance along on the right as identified by our For Sale board.

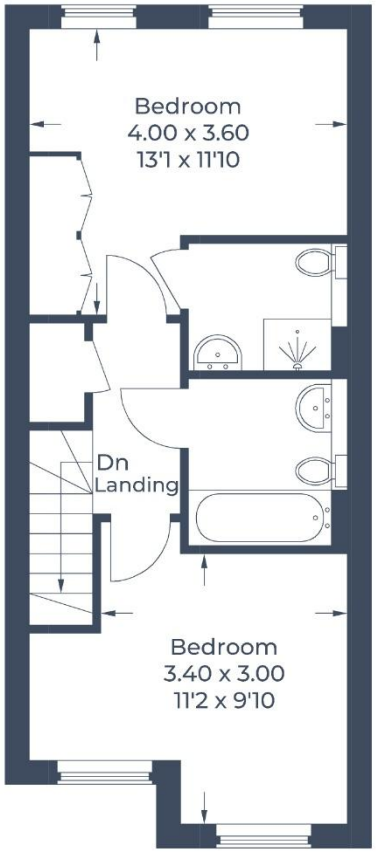
ANTI MONEY LAUNDERING (AML). All Estate Agencies, except those engaged solely in Lettings work must comply with AML Regulations. As a result on agreement of a purchase you will be invited to complete a mandatory AML check at a cost of £30 plus VAT per named buyer.

For clarification we would wish to inform prospective purchasers that we have prepared these particulars as a general guide. These particulars are not guaranteed nor do they form part of any contract. We have not carried out a detailed survey, nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets, fixtures and fittings.

Approximate Gross Internal Area = 78.0 sq m / 840 sq ft



Ground Floor



First Floor

Illustration for identification purposes only,
measurements are approximate, not to scale.

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