

Connells

Mendham Place Kings Reach
Slough

Mendham Place Kings Reach
Slough SL3 7RQ

for sale
£330,000







Property Description

A two bedroom purpose built apartment located in the modern popular, Kings Reach, development in Langley. Situated within catchments of local Primary & Grammar Schools, easy access to the M4 junction & Heathrow airport and is within two miles from Slough & Langleys Elizabeth Line train station.

It benefits from 19ft lounge, open-plan kitchen with integrated appliances, en-suite to master bedroom, family bathroom, communal garden & two allocated parking spaces.

Communal Entrance
Entry phone, stairs to all floors

Second Floor Landing
Door to

Entrance Hall
Radiator, laminate floor, utility cupboard with plumbing for washing machine

Lounge
Front aspect windows, radiators, laminate floor

Open Plan Kitchen
Range of wall & base units, single bowl sink drainer with mixer tap & cupboard under, four ring gas hob with electric oven under, extractor fan, integrated fridge freezer, wall mounted boiler

Bedroom One
Rear aspect window, radiator, double wardrobe

En-Suite
Walk-in shower cubicle, wash hand basin with mixer tap, WC, heated towel rail, extractor fan

Bedroom Two
Rear aspect window, radiator

Bathroom
Bath with mixer tap. wash hand basin with mixer tap, WC, heated towel rail, extractor fan, part tiled

Outside
Two allocated parking spaces

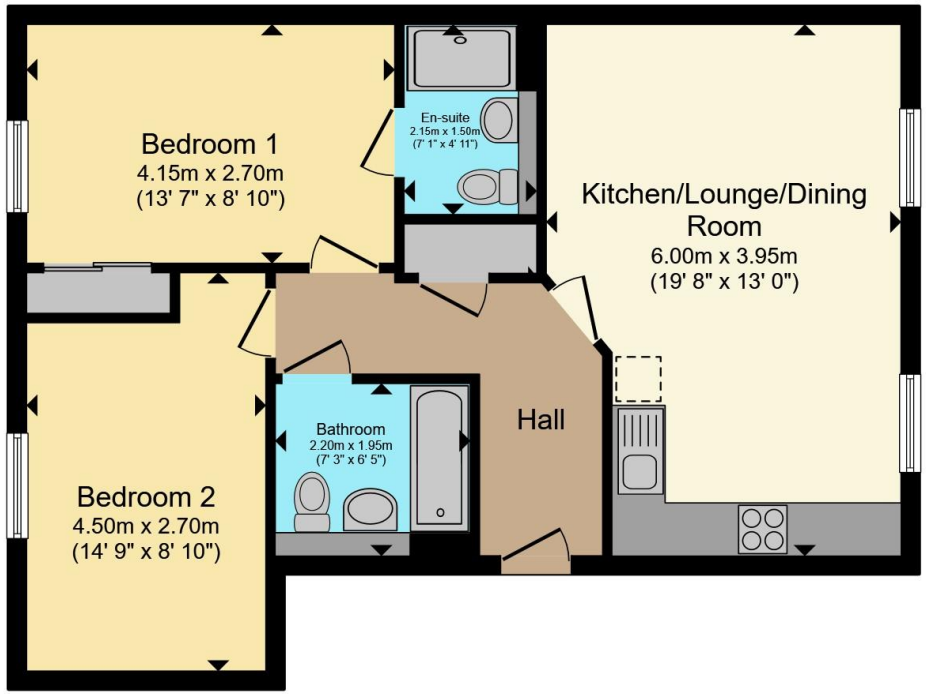
Agents Note

AML Fee - Purchasers

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.







Second Floor





Total floor area 62.6 m² (674 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

Connells

To view this property please contact Connells on

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E slough@connells.co.uk

111 High Street
SLOUGH SL1 1DH

EPC Rating: B

Council Tax Band: C

Service Charge: 2000.00

Ground Rent: 390.00

Tenure: Leasehold

view this property online connells.co.uk/Property/SGH311486

This is a Leasehold property with details as follows; Term of Lease 125 years from 01 Jan 2015. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

The Property Ombudsman

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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.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Witan Gate House, 500-600 Witan Gate West, Milton Keynes, MK9 1GF. VAT Registration Number is 500 2481 05.