



43 Spencers Road, Maidenhead SL6 6LJ

welcome to

43 Spencers Road, Maidenhead

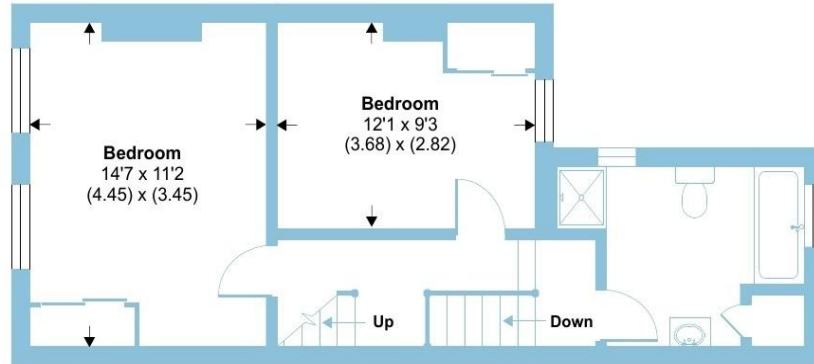
A two bedroom semi-detached house with a loft room located on one of Maidenhead's most sought-after roads. The property comprises two double bedrooms, a loft room, contemporary bathroom suite with walk-in shower, living room, dining room, open plan kitchen diner, second living area, utility room and off-street parking with a dropped kerb. Spencers Road is a popular location, being within easy reach of the town centre and station, as well as a number of sought-after local schools.



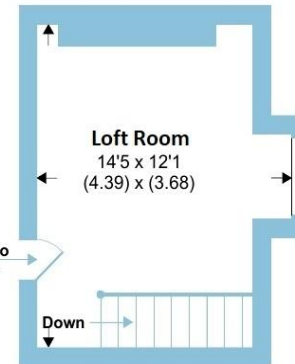
Spencers Road, Maidenhead, SL6

Approximate Area = 1162 sq ft / 108 sq m

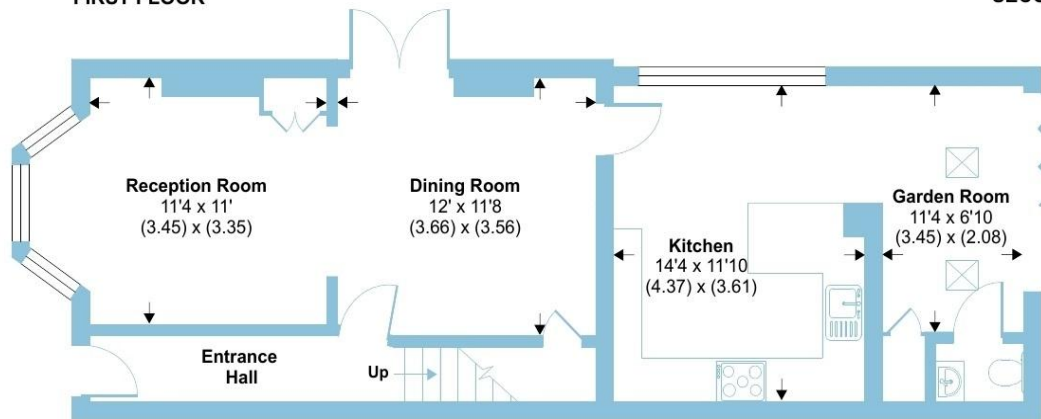
For identification only - Not to scale



FIRST FLOOR



SECOND FLOOR



GROUND FLOOR



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2023. Produced for Barnard Marcus. REF: 1059594



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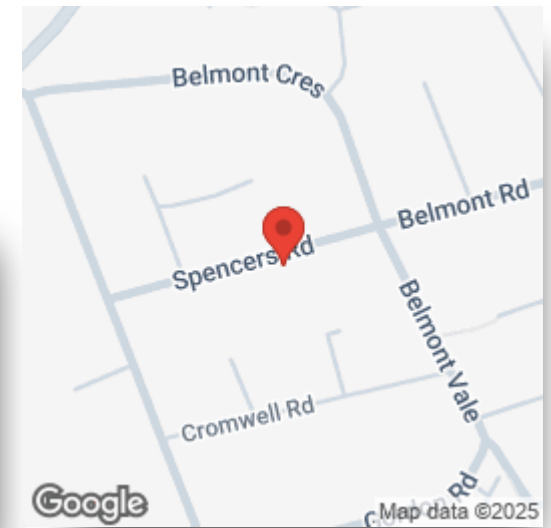
- SOUGHT-AFTER ROAD
- OFF-STREET PARKING WITH A DROPPED KERB
- REAR GARDEN WITH PATIO AREA
- TWO DOUBLE BEDROOMS
- LOFT ROOM
- CONTEMPORARY BATHROOM SUITE
- OPEN PLAN KITCHEN/DINER
- NEW COMBI BOILER & HIVE SYSTEM FITTED
(3 YEARS OLD - 7 YEARS WARRANTY REMAINING)

Tenure: Freehold EPC Rating: E

Council Tax Band: E

Offers in excess of

£615,000



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Please note the marker reflects the postcode not the actual property



Property Ref:
MHD120288 - 0004

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 is 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 or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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