

Reedham Road

Burnham • • SL1 8FD

: £381,950



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est 1986

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Beautifully presented and never lived in, this one-bedroom first-floor retirement apartment with a private balcony is situated in the heart of Burnham, offering a peaceful yet well-connected lifestyle.

The apartment features a bright and spacious living area with a charming fireplace, a well-proportioned bedroom, a modern fitted kitchen, and a stylish shower room. It also benefits from direct access to a private patio. Residents can enjoy beautifully maintained communal gardens, welcoming lounge areas, and convenient on-site parking.

Ideally located within easy reach of Burnham Station (Elizabeth Line), local shops, and village amenities, this home offers the perfect blend of independence, community, and modern comfort.

At least one resident must be aged 60 or over.

Newly Built Retirement Home

Requires At Least One Owner Over 60

24-Hour Careline System

Long Lease

Lodge Manager Available 5 Days A Week

Owners' Lounge & Kitchen With Social Events

Owners Private Car Park

Guest Suite Available For Visitors

Prime Location With Local Amenities Close By

Private Balcony

These particulars are intended as a guide and must not be relied upon as statements of fact. Your attention is drawn to the Important Notice on the last page.







Schools:

St Peter's Church of England Primary School 0.2 miles
 Burnham Grammar School 0.3 miles
 Our Lady of Peace Catholic Primary and Nursery School 0.6 miles



Train:

Burnham Station 0.9 miles
 Taplow Station 1.3 miles
 Maidenhead Station 3.0 miles



Car:

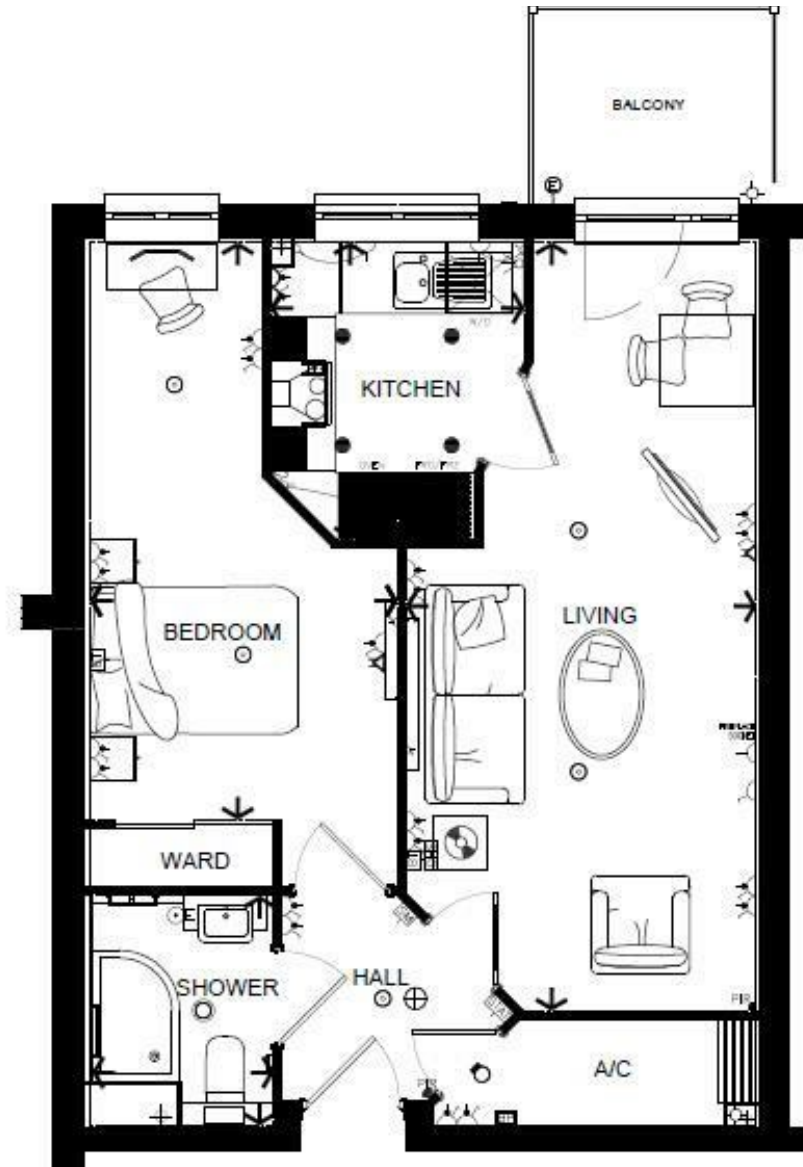
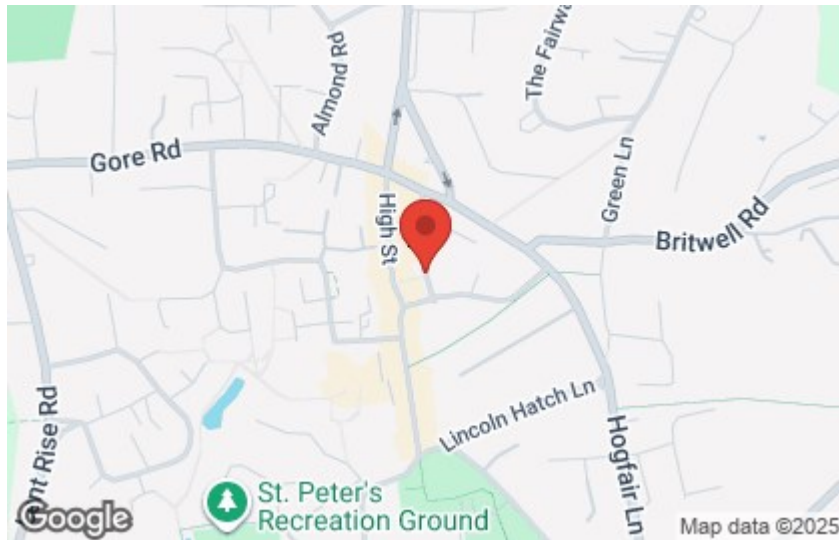
M4, A40, M25, M40



Council Tax Band:

C

(Distances are straight line measurements from centre of postcode)



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Energy Efficiency Rating		
Very energy efficient - lower running costs	Current	Target
A++ (92-100)		
A+ (89-91)		
A (86-88)		
B (83-85)		
C (81-82)	82	82
D (79-80)		
E (77-78)		
F (75-76)		
G (73-74)		
Not energy efficient - higher running costs		
England & Wales EPC Greenways 2022/21/18C		

Important Notice: These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements or representation of fact, but must satisfy themselves by inspection or otherwise has the authority to make or give any representation or warranty in respect of the property.