



**39 Culham Drive, Maidenhead, SL6 7PW**  
**£380,000 Freehold**

CHAIN FREE. A two bedroom home situated in a popular residential area, close to local shops and vast spaces of countryside. The property is located in a good school catchment area and is within walking distance of Furze Platt train station for connecting trains to Maidenhead, London and the Elizabeth Line.

## **Entrance Hall**

### **Sitting/Dining Room**

Sliding patio doors opening onto rear garden, arched opening to kitchen.

### **Kitchen**

Comprising range of wall and base cupboards and drawers, work surfaces incorporating stainless steel sink, tiled splashbacks, including tall fridge/freezer, washing machine and cooker (with extractor fan above), water softener, door leading to garden.

### **Stairs leading from Entrance Hall to:**

#### **First floor landing**

#### **Bathroom**

White suite of WC, wash hand basin, panelled bath with power shower over, glass screen, fully tiled, heated towel rail, mirrored cabinet.

#### **Bedroom 1**

Built in double mirrored wardrobe, storage cupboard, fully insulated and part boarded loft with access via pull down loft ladder.

#### **Bedroom 2**

#### **Outside**

Enclosed private garden with rear gate access.

#### **Garage**

Garage in block, allocated parking in front of garage.

## Floor Plan

Approximate Floor Area = 60.6 sq m / 652 sq ft  
 Garage = 12 sq m / 129 sq ft  
 Total = 72.6 sq m / 781 sq ft

Culham Drive

**Waterman**  
Established 1990

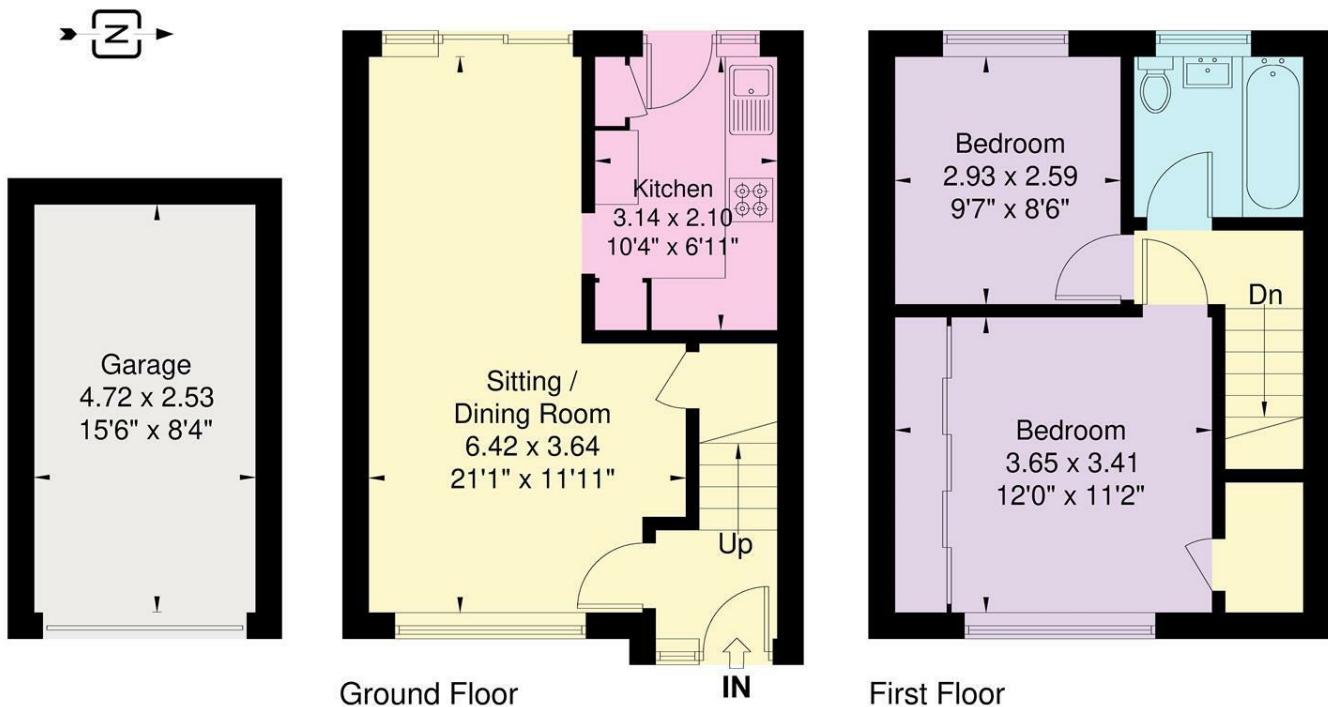
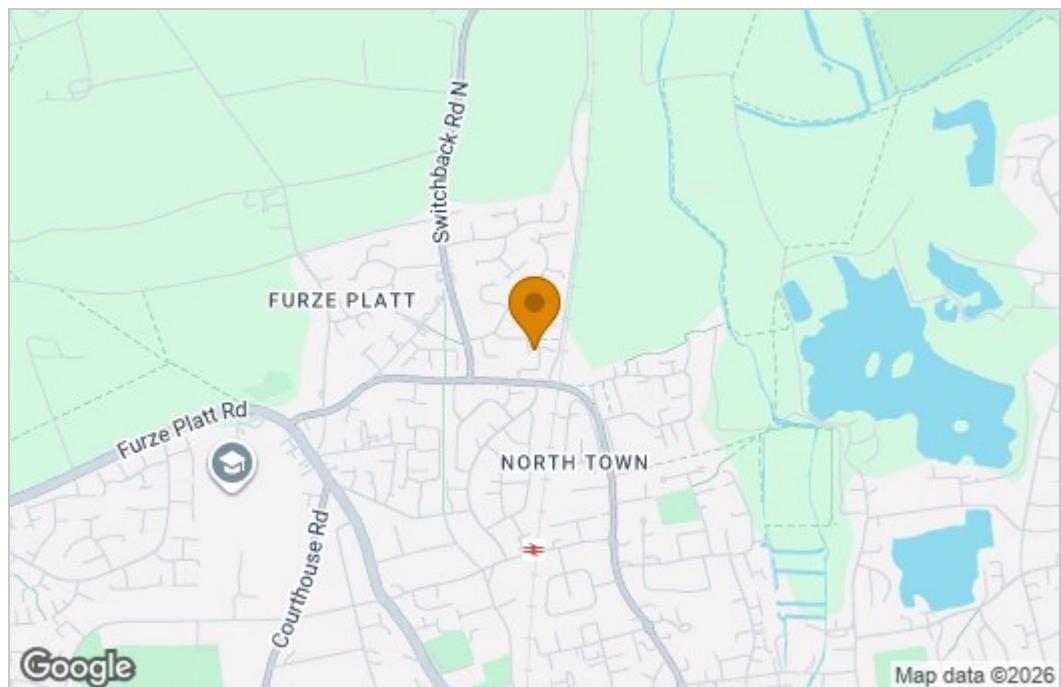
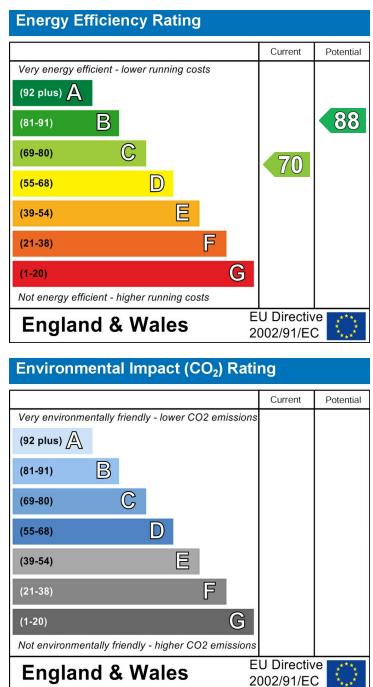


Illustration for identification purposes only,  
 measurements are approximate, not to scale.

## Area Map



## Energy Efficiency Graph



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