



**Flat 7, Maynard Court Clarence Road, Windsor, SL4 5BG**  
**Offers in excess of £300,000**

## Flat 7, Maynard Court Clarence Road, Windsor, SL4 5BG

A delightful two-bedroom split-level maisonette presents an exceptional opportunity for those seeking a comfortable and convenient home. The property boasts a well-proportioned reception room, perfect for relaxation and entertaining, alongside two inviting bedrooms and a private South facing terrace.



### **Property Summary**

A delightful two-bedroom split-level maisonette presents an exceptional opportunity for those seeking a comfortable and convenient home. The property boasts a well-proportioned reception room, perfect for relaxation and entertaining, alongside two inviting bedrooms and a private South facing terrace.

The maisonette is ideally situated within walking distance of the town centre, allowing residents to easily access a variety of local amenities, shops, and excellent transport links. This prime location ensures that everything you need is just a short stroll away, making daily life both easy and enjoyable.

In addition to its appealing interior, this property also features the added benefit of parking and a garage located in a block to the rear. This secure storage option is particularly advantageous for residents with vehicles, providing both convenience and peace of mind.

With its blend of modern living and the historic charm that Windsor is renowned for, this maisonette is perfect for first-time buyers or those looking to downsize. The property is available immediately with vacant possession, allowing you to move in without delay. Don't miss the chance to make this lovely maisonette your new home.

### **General Information**

Council Tax Band 'D'

Share of Freehold

Length of Lease 946 years remaining 2025

Ground Rent £20 Per Annum

Service Charge £119 Per Calendar Month

### **Legal Note**

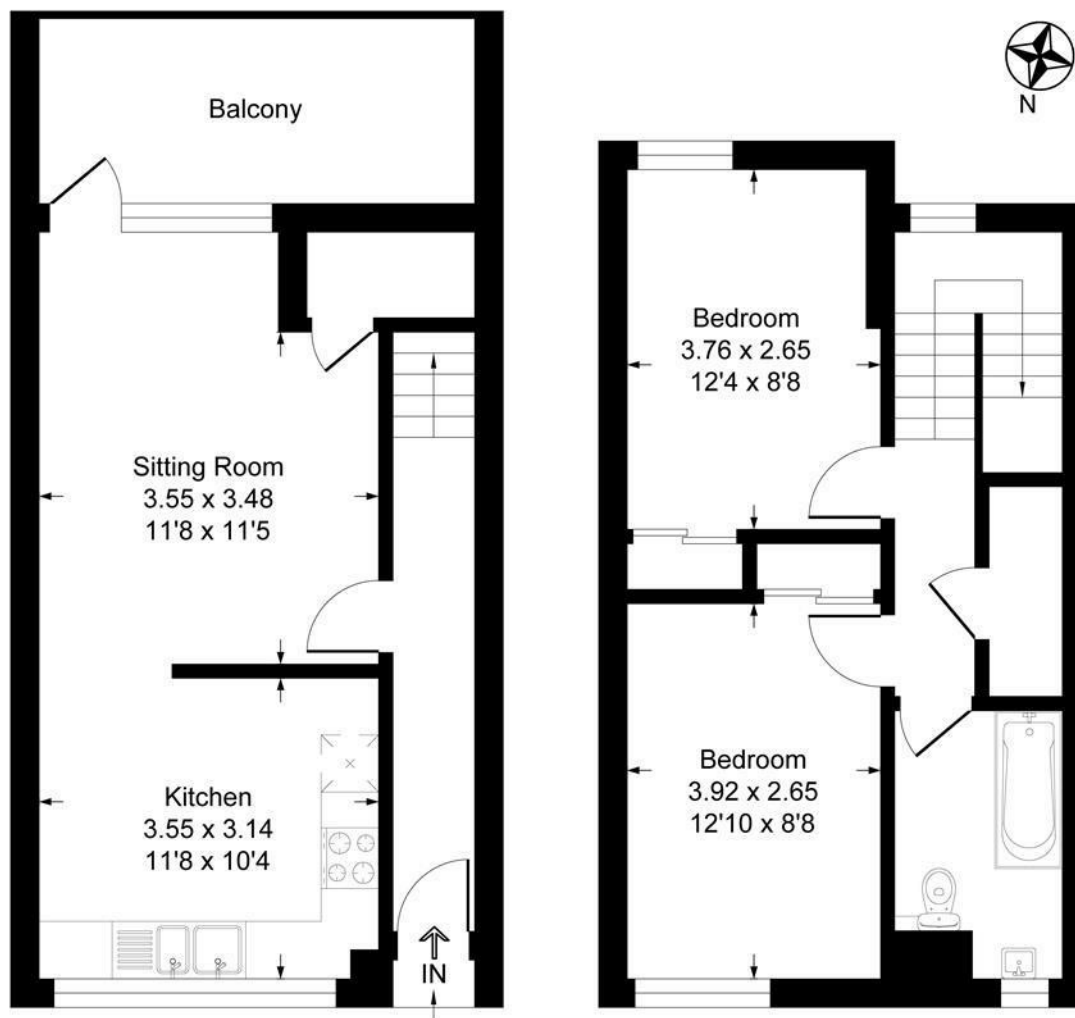
\*\*\*Although these particulars are thought to be materially correct their accuracy cannot be guaranteed and they do not form part of any contract\*\*\*





# Maynard Court SL4

Approximate Gross Internal Floor Area = 72.6 sq m / 781 sq ft



First Floor

Second Floor

Illustration for identification purposes only, measurements are approximate, not to scale.  
Produced By Esjay Property Marketing