

Property ref: 185420



**Sandy Lane,  
Sandhurst, GU47 8NL**

**£1,850 PCM**



Three bedroom end terrace property in desirable Little Sandhurst. Entrance hall with several additional storage options, spacious living room with feature bay window, separate cloakroom. Good size kitchen with breakfast/dining area and modern appliances. Access to a rear garden and patio with gate to parking and local paths. Upstairs to two double and one single bedroom, two have built in wardrobes, family bathroom with shower above bath and tiled to height. Property is in good condition throughout. Situated between the villages of Crowthorne and Sandhurst with their leisure, shops and amenities. Plenty of excellent school options including New Scotland Hill Primary. Great location to join major transport routes. EPC Rating C. Bracknell Forest Council Tax Band D. Allocated Parking.

- Three Bedroom End Terrace Property
- Situated in Desirable Little Sandhurst
- Kitchen With Breakfast Room
- Spacious Living Room With Bay Window
- Front and Rear Gardens
- Allocated Parking/Managed By Michael Hardy

#### **Available 02/11/2026**

\*Fees For Assured Shorthold Tenancies: when you rent a property from us you will be required to pay a sum equivalent to one weeks' rent for a holding deposit. Upon successful application, this amount will be off set against your first months' rent. You will also be required to pay a security deposit equivalent to 5 weeks' rent which will be held and protected in line with Deposit legislation. For more information about our fees please visit: [www.michael-hardy.co.uk](http://www.michael-hardy.co.uk)  
Fees for all other tenancies (Non Housing Act Tenancies / Company Lets): when you rent a property from us we will charge you a one-off fee per property. This charge is the equivalent of 15 days of the monthly rental charge (+VAT) with a minimum fee of £450 (inc.VAT) up to a maximum of £650 (inc.VAT). Other fees may apply depending on your circumstances.

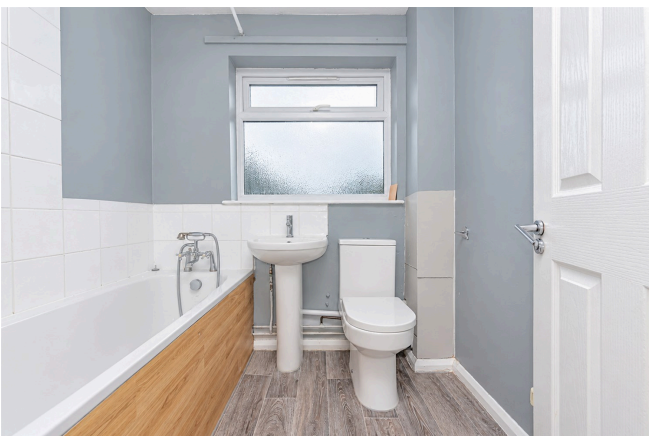
**0118 9776 776**

**[lettings@michael-hardy.co.uk](mailto:lettings@michael-hardy.co.uk) [www.michael-hardy.co.uk](http://www.michael-hardy.co.uk)**

**Michael Hardy Lettings, 9 Broad Street, Wokingham, , RG40 1AU**

Broadband/Mobile Info: Connections available. For an indication of specific speeds and supply of Broadband and Mobile, we advise applicants go to the Ofcom website Broadband and Mobile Coverage Checker.







| Energy Efficiency Rating                    |                         |           |
|---------------------------------------------|-------------------------|-----------|
|                                             | Current                 | Potential |
| Very energy efficient - lower running costs |                         |           |
| 92-100 <b>A</b>                             |                         |           |
| 81-91 <b>B</b>                              |                         | 86        |
| 69-80 <b>C</b>                              | 72                      |           |
| 55-68 <b>D</b>                              |                         |           |
| 39-54 <b>E</b>                              |                         |           |
| 21-38 <b>F</b>                              |                         |           |
| 1-20 <b>G</b>                               |                         |           |
| Not energy efficient - higher running costs |                         |           |
| England & Wales                             | EU Directive 2002/91/EC |           |

Sandy Lane, Sandhurst  
Approximate Area = 943 sq ft / 87.6 sq m  
For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, incorporating International Property Measurement Standards (IPMS Residential). ©richcom 2026. Produced for Michael Hardy, REF: 1501739