



4 QUEENSBURY GARDENS

ASCOT, SL5 9GG

£950,000
FREEHOLD

An exquisite four double bedroom, three bathroom home within Queensbury Gardens, an exclusive gated enclave of just 23 homes, built by Berkeley Homes.

Arranged over three floors, this beautifully presented property offers bright and versatile accommodation, complemented by neutral décor, quality flooring and elegant finishes throughout.

The ground floor features a spacious living room, perfect for relaxing, alongside a stylish modern kitchen with integrated appliances and breakfast bar. The adjoining dining area opens directly onto the garden, creating a seamless space for entertaining and everyday family life.

The impressive principal bedroom occupies the first floor and benefits from a walk in wardrobe and luxurious en-suite bathroom. The second bedroom also enjoys its own walk in wardrobe and

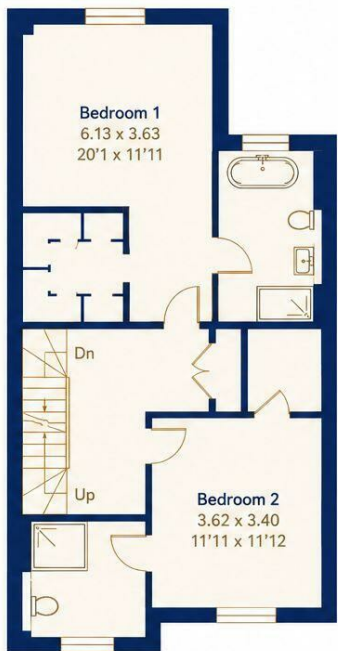
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WYNDHAM ROW

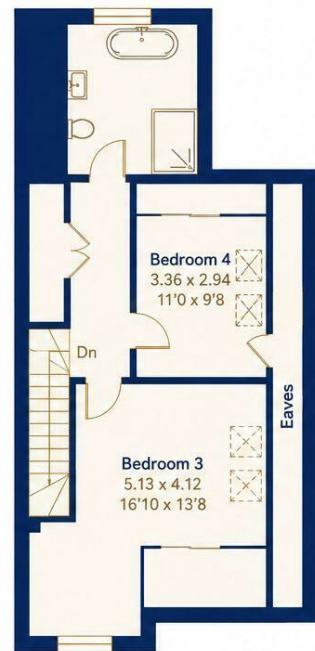
Approximate Floor Area = 190.4 sq m / 2049 sq ft
Eaves = 5.4 sq m / 58 sq ft
Total = 195.8 sq m / 2107 sq ft



Ground Floor



First Floor



Second Floor



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	82	85
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	



This plan is for layout guidance only. Not drawn to scale unless stated.
Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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