

# Boyn Valley Road

Maidenhead • Berkshire • SL6 4FU  
40% Shared ownership: £96,000



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# Boyn Valley Road

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**\*\*40% SHARED OWNERSHIP\*\***

A well presented one bedroom, ground floor apartment in Boulters Point situated on Boyn Valley Road, a popular residential road in Maidenhead. The property offers convenient access to Maidenhead town centre and railway station (Elizabeth Line), making it an ideal choice for commuters and first time buyers/investors alike. The property comprises spacious hallway, leading to the 22ft kitchen/living/dining room, 11ft bedroom and modern family bathroom. Outside there is underground allocated parking and well kept communal gardens.

40% shared ownership

No onward chain

One bedroom apartment

Ground floor

Immaculately kept

Walking distance to Maidenhead Station

Walking distance to Maidenhead Town Centre

Ideal for first time buyers

Communal gardens

Underground allocated parking

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.





# Boyn Valley Road, Maidenhead, SL6

Main House = 515 sq ft / 47.8 sq m

For Identification only - Not to scale



Ground Floor



Floor plan produced in accordance with RICS Property Measurement 2nd Edition. Although Pink Plan Ltd ensures the highest level of accuracy, measurements of doors, windows and rooms are approximate and no responsibility is taken for error, omission or misstatement. These plans are for representation purposes only and no guarantee is given on the total square footage of the property within this plan. The figure icon is for initial guidance only and should not be relied on as a basis of valuation.



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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs	A		
Energy efficient - lower running costs	B		
Decent energy efficiency - lower running costs	C		
Some energy efficiency - lower running costs	D		
Not very energy efficient - higher running costs	E		
Very poor energy efficiency - higher running costs	F		
Very poor energy efficiency - higher running costs	G		
England & Wales		74	74

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.

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