



Connells

Poplar Houses High Street
Langley SLOUGH



Property Description

A ground floor three bedroom purpose-built apartment is now offered for sale. Located in the heart of Langley it is within one mile of Langley Station offering the Elizabeth Line and within driving distance of the M4, M40 & M25. The whole building has had extensive renovations & upgrades with UPVC double glazing installed.

It benefits from 16ft lounge, 10ft kitchen, fitted kitchen, cloakroom, family bathroom & allocated parking.

Agents Note - The seller is in the process of increasing the current lease to add an additional 99 years

Communal Area

Entry phone, stairs/lifts to all floors

Ground Floor

Door to

Entrance Hall

Radiators, three storage cupboards

Cloakroom

WC, extractor fan, tiled floor

Lounge

front & side aspect windows, radiator, laminate floor

Kitchen

front aspect window, range of wall & base units, single bowl sink drainer, four ring integrated gas hob with oven under & cookerhood, plumbing for washing machine, space for fridge freezer, breakfast bar with space for dishwasher, wall mounted boiler, tiled floor

Bedroom One

Rear aspect window, radiator, fitted wardrobe, laminate floor

Bedroom Two

Side aspect windows, radiator, built-in cupboard

Bedroom Three

Side aspect window, radiator, built-in cupboard

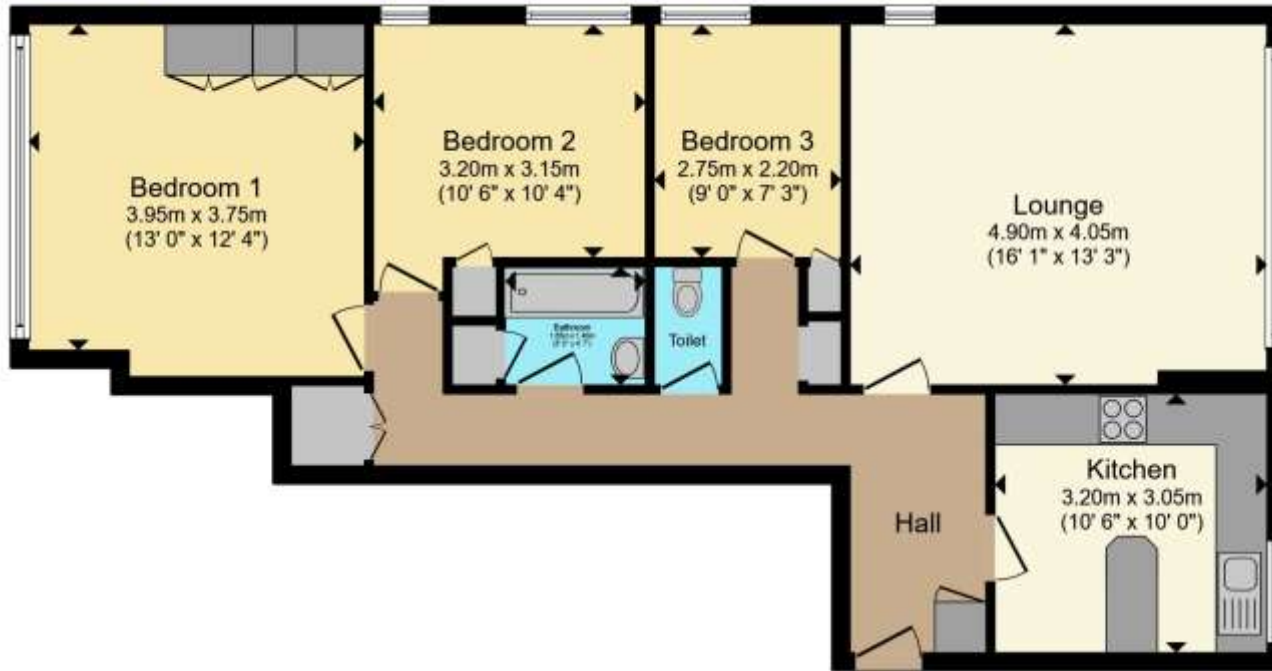
Bathroom

Bath with mixer tap, wall mounted shower & glass shower screen, wash hand basin, heated towel rail, built-in cupboard, fully tiled

Outside

Access to communal garden & residents parking





Floor Plan

Total floor area 82.8 m² (892 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

Connells



To view this property please contact Connells on

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111 High Street
SLOUGH SL1 1DH

EPC Rating: C

Council Tax
Band: B

Service Charge:
2000.00

Ground Rent:
10.00

Tenure: Leasehold

view this property online connells.co.uk/Property/SGH311432

This is a Leasehold property with details as follows; Term of Lease 215 years from 14 Apr 1984. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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