



**6 Brunel Place, West Street, Maidenhead SL6 1LG**

**welcome to**

**6 Brunel Place, West Street, Maidenhead**

An excellent energy efficient first floor, 1 bedroom apartment looking onto Maidenhead's High Street and only 0.5 miles from Maidenhead train station and the Elizabeth Line.





# 1ST FLOOR

Please note, floor plans and dimensions are taken from architectural drawings and are for guidance only. Dimensions stated are within a tolerance of plus or minus 150mm.

## APT 05 - 1 BED SUITE

Living/Kitchen/Dining	8.3m x 2.3m	27'2" x 7'5"
Bedroom Area	6.4m x 2.6m	21'0" x 8'5"
Total Internal Area	40.3 sqm	433.8 sqft

## APT 06 - 1 BED

Living/Kitchen/Dining	7.9m x 3.5m	25'9" x 11'6"
Principal Bedroom	5.2m x 2.5m	17'2" x 8'3"
Total Internal Area	48.7 sqm	524.5 sqft

## APT 07 - 1 BED SUITE

Living/Kitchen/Dining/Bedroom	7.6m x 4.1m	25'0" x 13'5"
Total Internal Area	39.8 sqm	478.0 sqft

## APT 08 - 1 BED

Living/Kitchen/Dining	6.9m x 4.0m	22'8" x 13'2"
Principal Bedroom	5.0m x 2.4m	16'6" x 7'9"
Total Internal Area	52.4 sqm	563.9 sqft

### Disclaimer

PLEASE NOTE: SHOW HOME/REPRESENTATIVE IMAGES

This brochure has been prepared from plans supplied by the developer. Roger Platt have yet to verify the information derived from these plans because of the stage of construction.

welcome to

## 6 Brunel Place, West Street Maidenhead

- 999 YEAR LEASE
- 10 YEAR NEW BUILD WARRANTY
- EXCELLENT ENERGY EFFICIENCY
- CYCLE STORAGE
- LOCATED IN MAIDENHEAD TOWN CENTRE
- ONLY 0.5 MILES FROM MAIDENHEAD TRAIN STATION AND THE ELIZABETH LINE WITH DIRECT TRAINS TO LONDON PADDINGTON IN AS LITTLE AS 18 MINUTES
- COMMUNAL PODIUM GARDEN IN ADDITION TO PRIVATE OUTSIDE SPACE TO SOME HOMES

Tenure: Leasehold EPC Rating: C

Council Tax Band: C Service Charge: 1549.75

Ground Rent: Ask Agent

This is a Leasehold property with details as follows; Term of Lease 999 years from 01 Sep 2025. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

# £275,000



Please note the marker reflects the postcode not the actual property

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Property Ref:  
MHD123166 - 0005

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roger platt



**01628 773333**



Maidenhead@rogerplatt.co.uk



25-29 Queen Street, MAIDENHEAD, Berkshire,  
SL6 1NB



**rogerplatt.co.uk**