



OIH

OIH
For Sale
with
OSBORNE HEATH

New Road, Ascot
Guide Price £800,000

OSBORNE HEATH



On the ground floor there is the kitchen, living and dining room with doors leading out to the garden, Integral garage and a downstairs WC.

The first floor a guest room with built-in wardrobes and en suite, two further double bedroom with built-in wardrobes and a family bathroom.

The second floor has a principal bedroom and an en suite.

Outside the property has a driveway, garage and rear garden.

Nearby schools include Ascot Heath, Charters, Heathfield, LVS, Papplewick and St. Francis. The nearest train station is Ascot where services run to London, Reading and Guildford. By road Ascot is convenient for the M3, M4, M25 and Heathrow Airport. Nearby points of interest include Ascot Racecourse, The Berkshire Golf Club, Coworth Park, Guards Polo Club, Legoland, The Lexicon, Sunningdale Golf Club, Wentworth Club, Windsor Castle and Windsor Great Park.

New Road

Ascot

- Four Bedrooms
- Three Bathrooms
- Modern Kitchen
- Downstairs WC
- Potential To Extend STP
- Detached
- Modern
- Driveway
- Garage

Council Tax band: F

Tenure: Freehold

EPC Energy Efficiency Rating: B

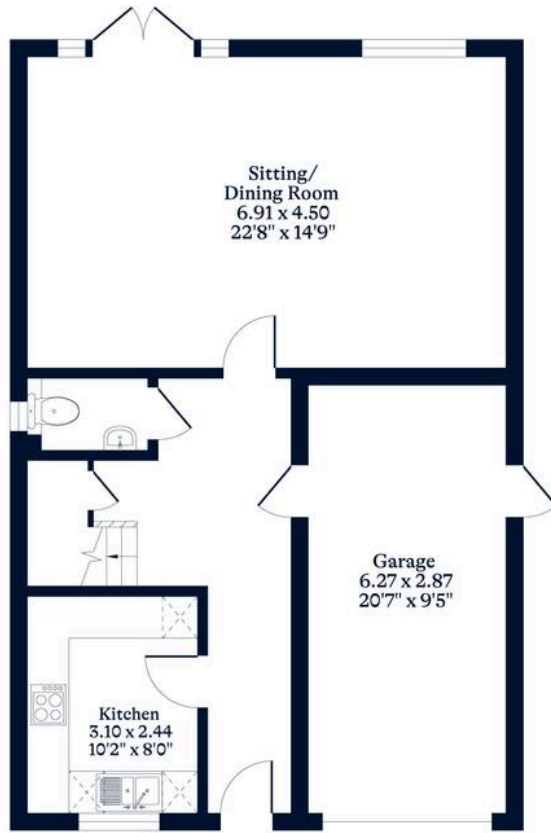
EPC Environmental Impact Rating: B



APPROXIMATE FLOOR AREA
House - 156.90 sq m - 1690 sq ft
Garage - 17.70 sq m - 191 sq ft
Total - 174.60 sq m - 1881 sq ft
(Gross Internal Area)



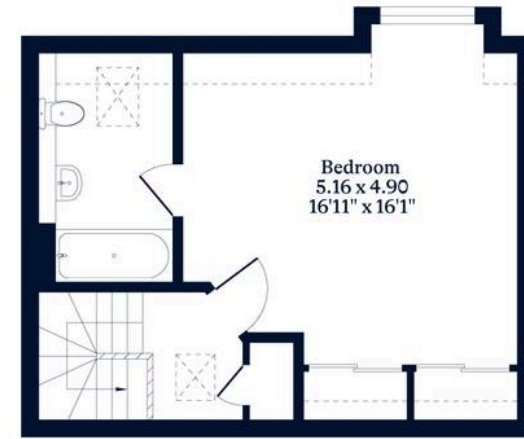
NOT TO SCALE
This plan is for illustration purposes only



Ground Floor



First Floor



Second Floor

OSBORNEHEATH.CO.UK

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