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17 Gowings Green, Slough, SL1 5UN

Price: £475,000 House - End Terrace



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A superb three-bedroom family home with garage and a large private sunny garden, within easy reach of excellent schooling, local amenities and fantastic commuter links.

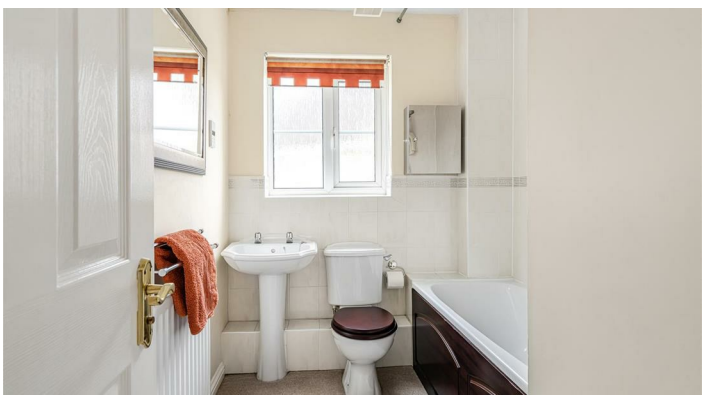
Ideally positioned in a popular Cippenham cul-de-sac location, this well-presented end-of-terrace home offers a fantastic combination of space, convenience and future potential.

The accommodation, in good decorative order throughout, includes a spacious light-filled reception room, well-appointed kitchen, ground-floor WC, two double bedrooms, further single bedroom and family bathroom. Outside, the large private rear garden is a real highlight, complemented by a single garage and parking for two cars. Being end-of-terrace, there is also exciting potential to extend to the side (STPP).

Perfect for families, the property is just a three-minute walk from Western House Academy, overlooks green open space with a children's play area, and is around a 15-minute walk from the Jubilee River.
For commuters, Burnham Station is approximately 1.5 miles away, offering Elizabeth Line and Main Line services with journey times around 20 mins into Central London, while the M4 is also within easy reach, and bus services provide convenient local connections

A great family home in a location that offers schooling, green space and excellent connectivity and provides both immediate practicality and future potential

Early viewing is highly recommended





Hallway
A bright and welcoming entrance hallway providing access to the kitchen, living room, ground-floor WC and stairs to the first floor.

Kitchen
9'3" x 8'2"
A bright, well-proportioned fitted kitchen with space for appliances, gas oven and hob, and large windows providing plenty of natural light.

Living Room
17'3" x 14'6"
A spacious, beautifully presented living room with a crisp, modern finish, flooded with natural light from the patio doors and benefiting from useful under-stairs storage.

Bedroom One
14'6" x 8'11"
A generous double bedroom benefiting from two built-in storage cupboards, ideal for clothes and additional storage.

Bedroom Two
11'9" x 8'5"
A bright and well-presented double bedroom with a clean, crisp finish and plenty of natural light, ideal as a child's bedroom

Bedroom Three
8'10" x 5'11"
A bright and well-presented single bedroom with plenty of natural light, ideal as a child's bedroom, nursery or home office.

Bathroom
A bright and well-presented family bathroom featuring a bath, wash hand basin and WC, finished to create a fresh and relaxing space.

Outside
The property benefits from gated side access to the rear garden, ideal for bikes and family life, while also offering excellent potential to extend to the side (STPP).

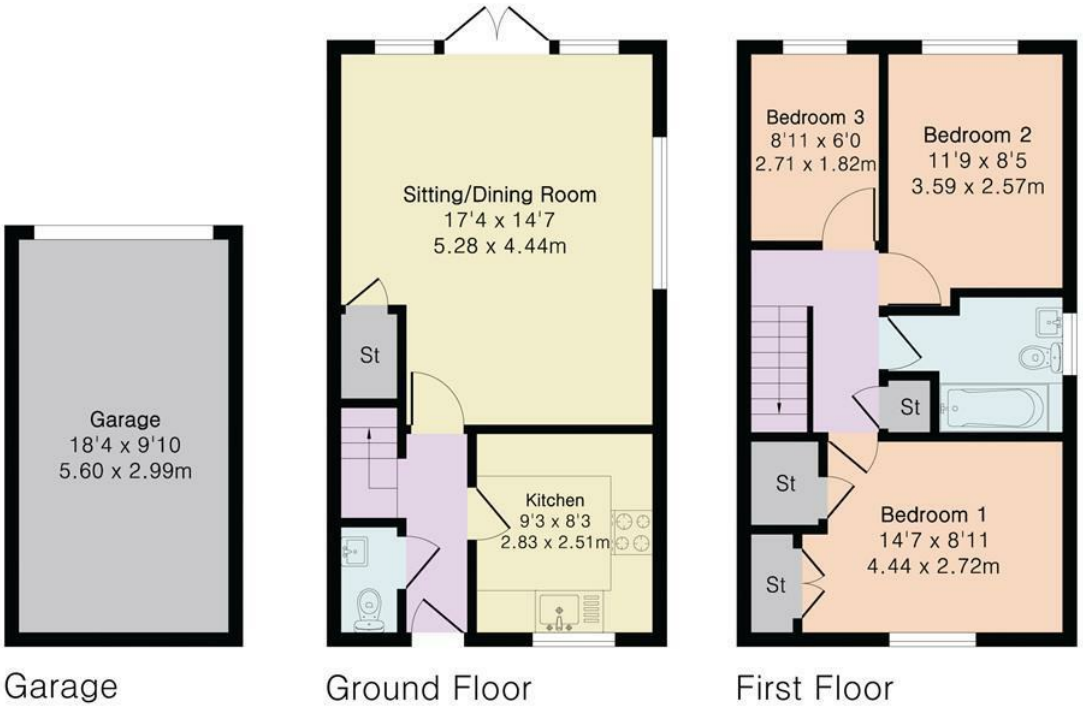
To the rear is a beautifully maintained and landscaped private garden, providing the perfect space for relaxing, entertaining and children to enjoy. Gated access leads directly to the garage, offering secure parking or valuable additional storage, with further parking available in front.





Approximate Gross Internal Area 788 sq ft - 74 sq m
(Excluding Garage)

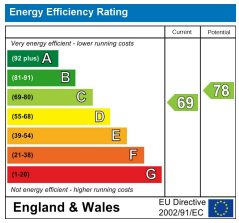
Ground Floor Area 394 sq ft – 37 sq m
First Floor Area 394 sq ft – 37 sq m
Garage Area 180 sq ft – 17 sq m

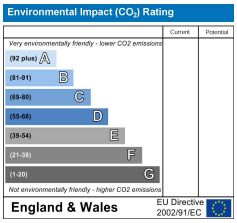


PINKPLAN

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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Important Information:
All measurements are approximate. We have not tested any appliances or services within this property and cannot verify them to be in working order or within the vendors/s ownership. We have not verified the tenure of the property, type of construction or the condition thereof. Intending purchasers should make appropriate enquiries through their own solicitors and surveyor etc, prior to exchange of contract.

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