



**£550,000**  
**White Waltham**  
Maidenhead, SL6 3TN

## PROPERTY SUMMARY

\*\* Home 74 is a brand new high-specification two-bedroom mid-terraced home by MULTI AWARD WINNING SHANLY HOMES, featuring an air source heat pump and underfloor heating, EV charging point, two parking spaces and a spacious interior with contemporary kitchen, quartz stone worktops and Siemens appliances. SHOW HOME OPEN DAILY 10AM - 5PM - CALL BRAXTON TO VIEW.

Second Phase Launching Saturday 31/10 - Call Braxton to View

PLEASE NOTE: SHOW HOME/REPRESENTATIVE IMAGES

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Ground Floor



First Floor



### Ground Floor

Living / Dining Area  
5.34m x 4.65m 17'6" x 15'3"  
Kitchen  
3.72m x 2.31m 12'2" x 7'7"

### First Floor

Bedroom 1  
3.78m x 3.58m 12'5" x 11'9"  
Bedroom 2  
4.65m x 2.99m 15'3" x 9'10"

### Total Internal Area

83.4 m<sup>2</sup> | 897 sq ft

## LOCAL AUTHORITY

### TENURE

Freehold

### EPC RATING

### COUNCIL TAX BAND

New Build

### VIEWINGS

By prior appointment only

| Energy Efficiency Rating                    |                         |           |
|---------------------------------------------|-------------------------|-----------|
|                                             | Current                 | Potential |
| Very energy efficient - lower running costs |                         |           |
| (92 plus) A                                 |                         |           |
| (81-91) B                                   |                         |           |
| (69-80) C                                   |                         |           |
| (55-68) D                                   |                         |           |
| (39-54) E                                   |                         |           |
| (21-38) F                                   |                         |           |
| (1-20) G                                    |                         |           |
| Not energy efficient - higher running costs |                         |           |
| England & Wales                             | EU Directive 2002/91/EC |           |

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

External finishes may vary. Please confirm with sales consultant. ► Point from which maximum dimensions are measured. Dimensions are intended for guidance only and may vary by plus or minus 7.6cm/3". The plots indicate general layout only which may vary from other plots. Kitchen and bathroom layouts indicative only. W denotes wardrobe. Cpd denotes cupboard. E/S denotes en-suite. Please contact sales consultant for more information.

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### OFFICE ADDRESS

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### OFFICE DETAILS

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