



CHATTERTON | REES



60 Park Drive, Ascot, SL5 0BE  
£2,900 Per month





# 60 Park Drive

- Four Bedrooms
- Semi Detached
- New Carpets
- Driveway
- Two Bathrooms
- Large Garden
- Modern Bathrooms
- Close To Sunningdale High Street

£2,900 Per month

A four bedroom, two bathroom semi-detached home, offering a generous garden and driveway parking, ideally located within walking distance of Sunningdale High Street.

The property features a spacious living and dining area with double sliding doors opening onto the large rear garden, kitchen with breakfast bar, and there is also a double bedroom on the ground floor with a modern en-suite.

Upstairs, the first floor comprises two double bedrooms with fitted wardrobes, a third bedroom, and a modern family bathroom.

Outside, there is a secure driveway parking to the front, while the private rear garden offers a combination of lawn and decking areas, perfect for outdoor enjoyment.

Park Drive is situated with access to both Sunningdale and Sunninghill High streets. Nearby schools include Charters, Hall Grove, Lambrook, The Marist, Papplewick, St Francis, St George's and St Mary's.

Local places of interest include Ascot Racecourse, Coworth Park, Guards Polo Club, Sunningdale Golf Club, Virginia Water Lake, Wentworth Club and Windsor Great Park. The station in Ascot and Sunningdale has trains to London Waterloo and Reading. Ascot is also convenient for the M3, M4, M25 and Heathrow Airport.

EPC D. Council Tax Band E. Deposit £3,346. Holding Deposit £661.







## Floor Plans

Approximate Floor Area = 120.9 sq m / 1301 sq ft



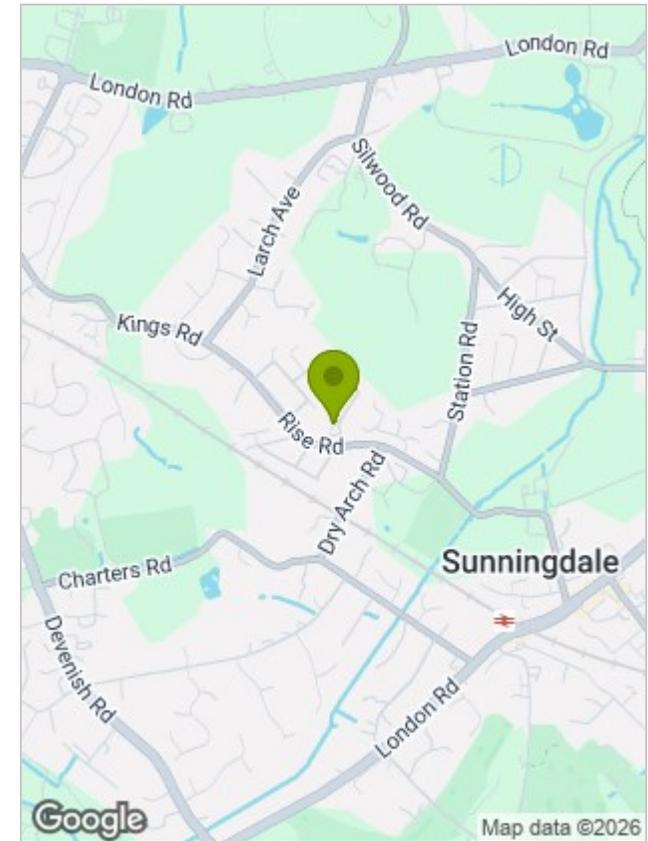
Ground Floor

First Floor

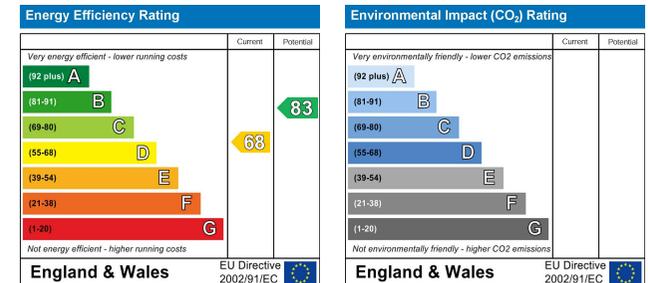


This floor plan has been drawn in accordance with RICS Property Measurement 2nd edition. All measurements, including the floor area, are approximate and for illustrative purposes only. @fourwalls-group.com #65069

## Location Map



## Energy Performance Graph



## Viewing

Please contact our Sunningdale Country Homes Office on 020 3780 0580 if you wish to arrange a viewing appointment for this property or require further information.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.

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