



325 Maidenhead Road, Windsor, SL4 5SE

£720,000 Freehold

A particularly well-kept three-bedroom detached house, extended with a southerly aspect at the rear and offering further scope to extend STPP. The property has an excellent open-plan kitchen/dining room with quality fittings, and is located close to well-regarded schools, Windsor town centre shops, and within a short walk of the River Thames.

Entrance Lobby

Door to

Entrance Hall

Understairs cupboard

Cloakroom

White suite, WC, wash basin, tiled walls to half height, tiled floor

Double doors leading from entrance hall

Kitchen/Dining Room

Good quality kitchen with extensive work surfaces, excellent range of wall and floor cupboards and drawers, tiled splashback, built in oven with gas hob and extractor fan above, built in fridge and dishwasher, space for washing machine, breakfast bar, cupboard with gas fired boiler, side access door to garden and garage, skylight windows

Sitting Room

With bay window , built in electric fireplace, sliding door to garden

First Floor Landing

With loft hatch, built in airing cupboard

Bedroom1

Excellent range of floor to ceiling wardrobe cupboards and drawers

Bedroom 2

Wardrobe cupboard

Bedroom 3

Bathroom

White suite comprising panelled bath with shower attachment and glazed screen, close coupled WC, wash basin in a unit with drawers below, fully tiled walls, heated towel rail, extractor fan

Outside

Open-plan front garden with dual access, driveway parking. To the rear, the south-facing garden features a paved patio, with steps leading up to a lawn, tall evergreen hedging to the rear, a mature magnolia tree, palm tree, high fencing to the sides, and a timber garden shed

Garage

Brick built garage with electric connected, up and over door, rear access door

Floor Plan

Approximate Floor Area = 112.4 sq m / 1209 sq ft
 Garage = 12.5 sq m / 134 sq ft
 Total = 124.9 sq m / 1343 sq ft

Maidenhead Road

Waterman
 Established 1990

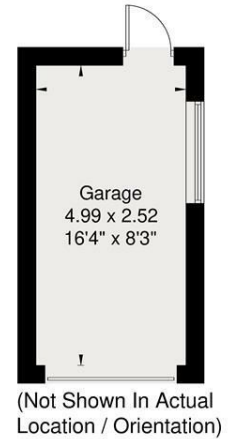
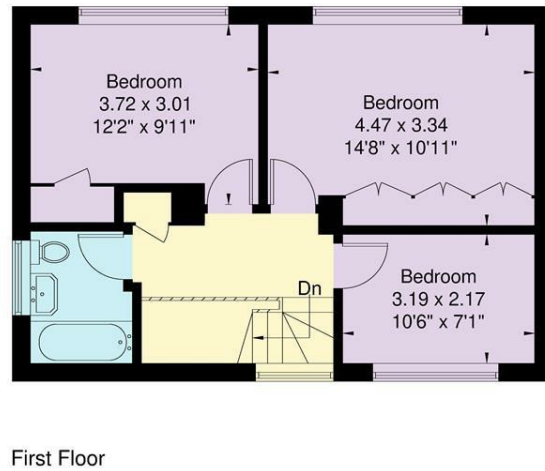
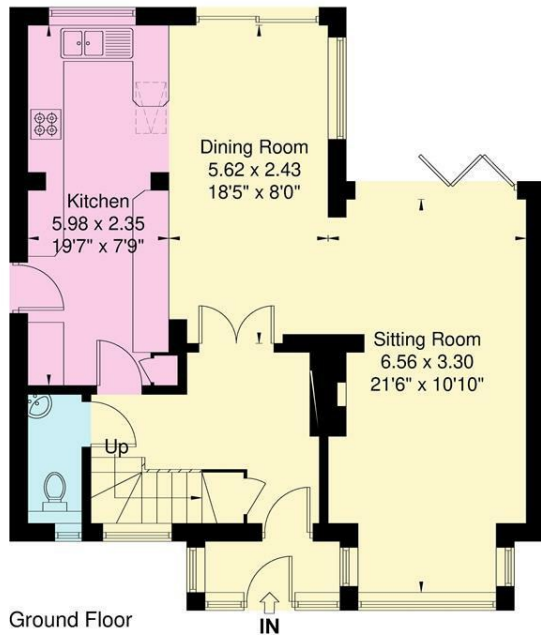
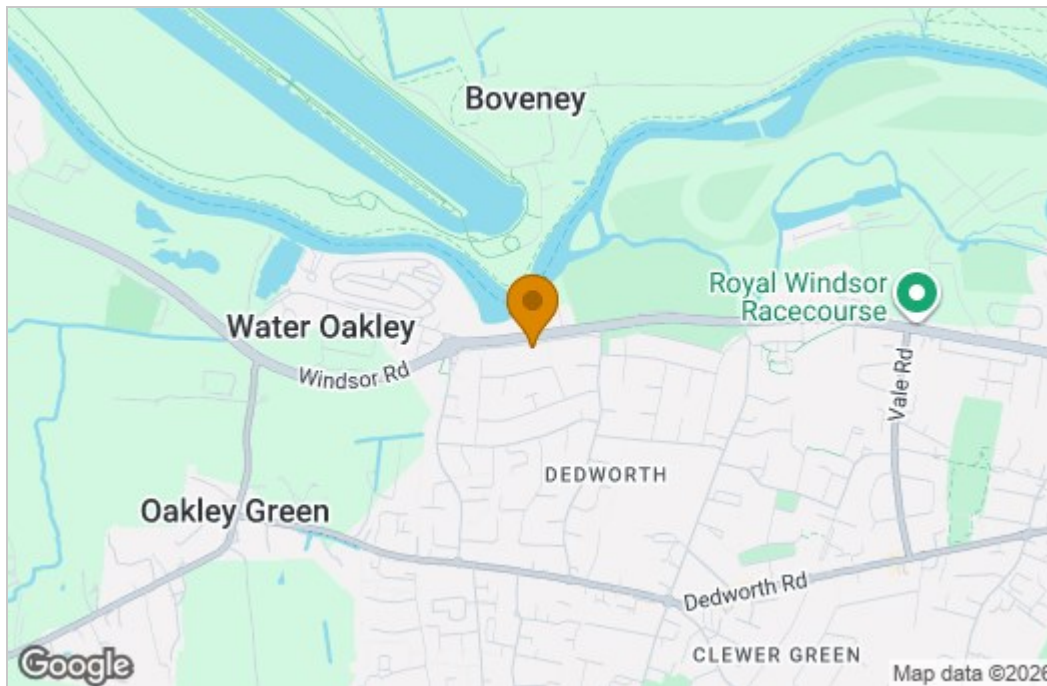


Illustration for identification purposes only, measurements are approximate, not to scale.

Area Map



Energy Efficiency Graph

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
<i>Not energy efficient - higher running costs</i>			
England & Wales		EU Directive 2002/91/EC	
Environmental Impact (CO₂) Rating		Current	Potential
<i>Very environmentally friendly - lower CO₂ emissions</i>			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
<i>Not environmentally friendly - higher CO₂ emissions</i>			
England & Wales		EU Directive 2002/91/EC	

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