



This spacious four bedroom detached family house is ideally located just over a mile away from Maidenhead town centre and Train Station (Crossrail) and offers excellent scope for extension (subject to planning permission).

The ground floor includes a spacious hallway leading to a light and airy 13ft reception room with fireplace and bay window. The second reception room measures 12ft and opens on to the lounge/diner featuring a range of eye and base level units, space for appliances and patio doors to the rear garden. There is a downstairs bedroom which could also be used as a playroom or office, and a cloakroom completing the ground floor.

To the first floor, there are three bedrooms and a three piece family bathroom, along with a large loft space/bonus room which could be converted subject to planning permission.

Externally, the south facing rear garden is well maintained, mostly set to lawn and extends to more than 100ft. There is a large outbuilding which could be used as home office or guest room and measures 23ft. At the end of the garden access via a gate has countryside walks across the fields to Holyport and Fifehead.

To the front of the property is a large driveway with off street parking for up to four cars.

There are a number of outstanding schools close by making this the perfect family home or investment.



-  DETACHED FOUR BEDROOM HOUSE
-  LARGE OUTBUILDING
-  KITCHEN/DINER
-  SHORT DRIVE TO MAIDENHEAD TOWN CENTRE AND STATION (ELIZABETH LINE)
-  DRIVEWAY PARKING
-  TWO RECEPTIONS
-  POTENTIAL TO EXTEND
-  EPC D


x4
Bedrooms


x2
Reception Rooms


x1
Bathrooms


x4
Parking Spaces


Y
Garden


N
Garage

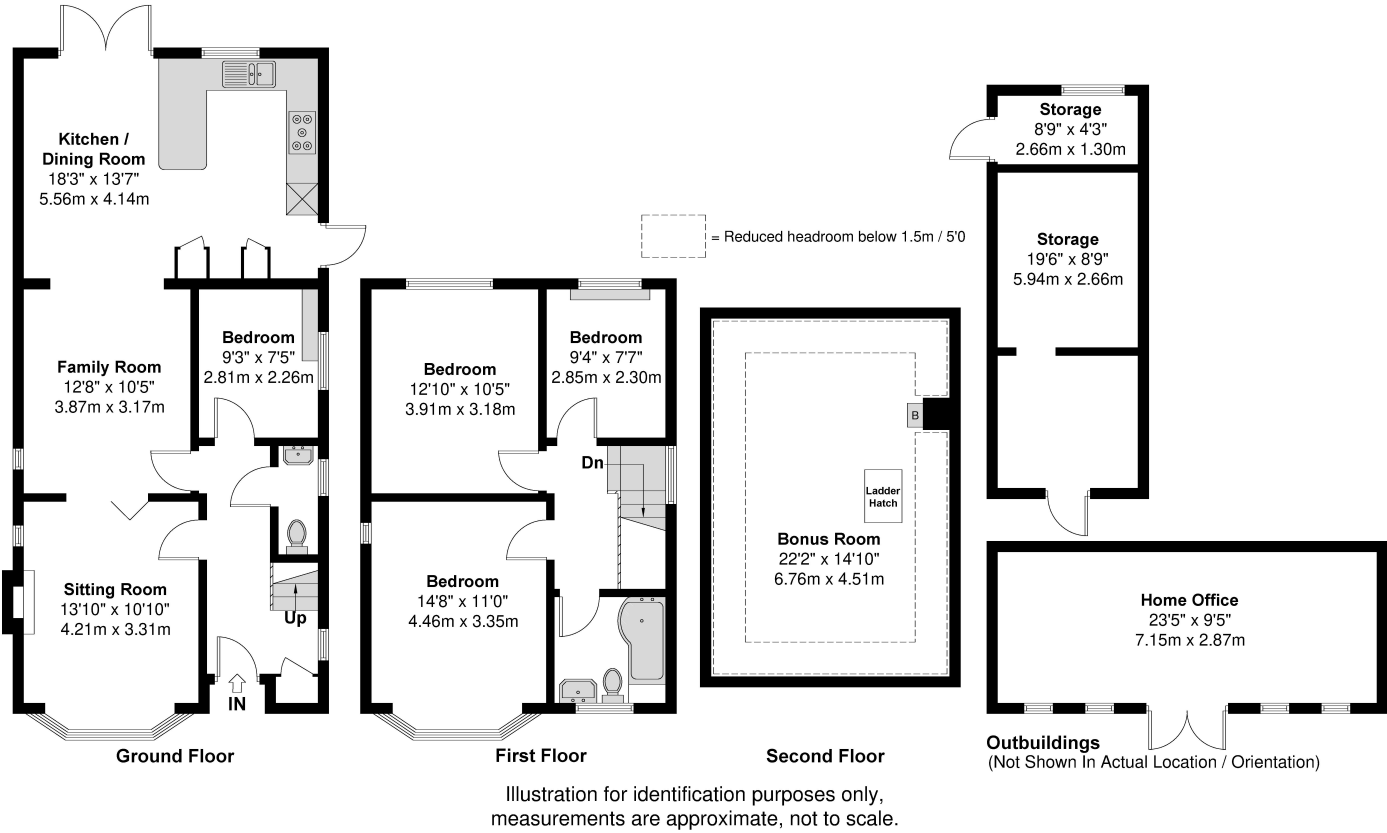
Schools And Leisure

The surrounding area provides excellent schooling for children of all ages both in the private and state sector. There are numerous sports clubs including tennis, rugby, rowing and football, various fitness centres and racing at Ascot and Windsor. Maidenhead Riverside is within easy reach and offers many family orientated activities at Ray Mill Island. The local area has an array of walking trails with the villages of Holyport and Fifeild a short distance away. Nearby amenities include golf, an

indoor swimming pool and Braywick Leisure centre, a multiplex cinema, shops and restaurants.

Location

The property is in a popular part of Maidenhead just a short drive from the town centre and train station and within easy access to the A308 and M4. Bray village is just a short walk away providing an array of excellent and well renowned pubs and restaurants. Bray Lake is located across the road which provides excellent walking routes as well as many water sports



Prospective purchasers should be aware that these sales particulars are intended as a general guide only and room sizes should not be relied upon for carpets or furnishing. We have not carried out any form of survey nor have we tested any appliance or services, mechanical or electrical. All maps are supplied by Goview.co.uk from Ordnance Survey mapping. Care has been taken in the preparation of these sales particulars, which are thought to be materially correct, although their accuracy is not guaranteed and they do not form part of any contract.

