



Located in the heart of Maidenhead town centre, this three-bedroom semi-detached property offers an excellent opportunity for buyers seeking a project, just a short walk from the mainline train station with direct access to London via the Elizabeth Line (Crossrail).

The property benefits from a rear extension, providing additional ground floor living space, and retains a number of attractive character features throughout. However, it now requires full modernisation, but this represents a great investment or a chance to create a home tailored to your needs. Ideal for families or buyers looking for a rewarding project, this property is just minutes from the train station and is offered with no onward chain.

The accommodation currently comprises a living room, kitchen, and extended bedroom on the ground floor, with two bedrooms and a family bathroom to the first floor. Externally, the property offers driveway parking for one vehicle, along with additional parking to the rear.. This is an ideal purchase for investors, developers, or buyers looking to create a home to their own specification in a highly convenient and sought-after location.



Property Information

-  THREE BEDROOMS
-  CLOSE TO LOCAL AMENITIES
-  VICTORIAN SEMI-DETACHED PROPERTY
-  INVESTMENT OPPORTUNITY
-  DRIVEWAY
-  PARKING FOR TWO CARS
-  EXTENDED AT REAR
-  NO ONWARD CHAIN
-  WALKING DISTANCE FROM CROSSRAIL (ELIZABETH LINE) AND TOWN CENTER


x3
Bedrooms


x2
Reception Rooms


x2
Bathrooms


x2
Parking Spaces


N
Garden


N
Garage

Location

Situated around the corner from Maidenhead Crossrail Station and in the centre of the town with many well regarded shops and restaurants close by. For the commuter by car, junction 8/9 of the M4 via the A404(M) or A308(M) are within easy reach - providing access to the M25, Heathrow Airport, London and the West Country.

Schools And Leisure

There are numerous local sports clubs including tennis, rugby, rowing and football, various fitness centres and racing at Ascot and Windsor. The River Thames can also be accessed at Maidenhead with many walks to be enjoyed along the Thames Path. The local area has many walking trails, including the National Trust woodland at Maidenhead Thicket and Pinkneys Green. Nearby amenities include numerous golf courses, Braywick Leisure centre, a multiplex cinema, shops and restaurants. There are also a number of good and outstanding schools close by, including Highfield Girls School.

Council Tax
Band C

Floor Plan



Grenfell Road
Approximate Floor Area = 116.91 Square meters / 1258.41 Square feet

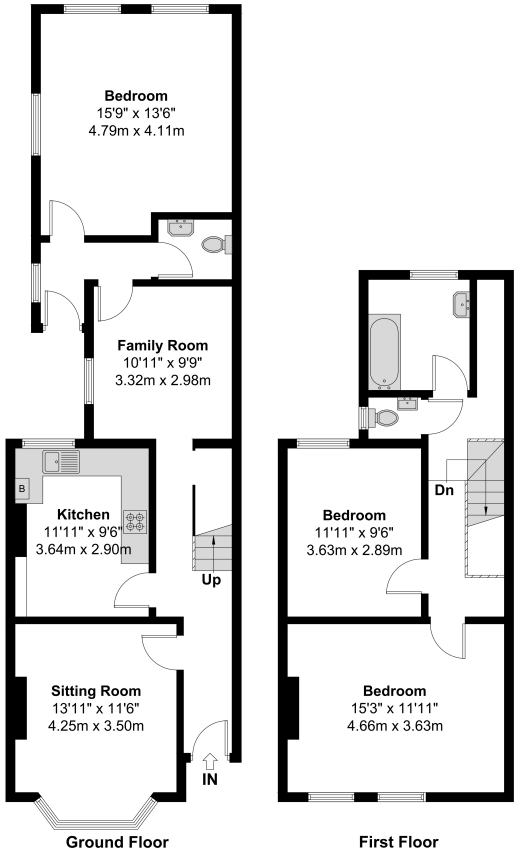


Illustration for identification purposes only, measurements are approximate, not to scale.

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.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		86
(69-80) C		
(55-68) D	66	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales		
EU Directive 2002/91/EC		