













Offering an impressive 1,399 sq ft of living space and a number of versatile additional spaces, this substantially extended three-bedroom terraced home has been extended to the front and rear, with the added benefit of a converted loft bonus room and a superb heated garden snug.

The ground floor provides an excellent layout for modern family living. The spacious living room measures approximately 17'0" x 11'4" and opens through to a generous dining room measuring 16'4" x 8'5", creating a sociable arrangement with views and access towards the rear garden. The dining area also benefits from electric underfloor heating. The fitted kitchen measures approximately 15'7" x 8'5" and features an extensive range of wooden-fronted units, integrated appliances and ample worktop space. The rear extension area benefits from underfloor heating connected to the central heating system, providing additional comfort throughout this part of the home. There is also a separate utility room, offering useful additional storage and laundry facilities, together with a ground-floor shower room which also benefits from central-heating underfloor heating.

Upstairs, there are three bedrooms and a family bathroom. The bathroom benefits from electric underfloor heating and a heated mirror incorporating a colour-changing lighting panel, adding a contemporary finishing touch. The property also benefits from a converted loft bonus room measuring approximately 16'7" x 10'8", accessed via hidden stairs. With heating and extensive built-in storage, this is a particularly useful additional space. It offers a range of alternative uses, including a hobby room, games room, study or additional space for older children.

Outside, the rear garden provides a lovely space for relaxing and entertaining. A particular highlight is the covered garden snug, complete with power & lighting . This creates a genuinely versatile additional space, ideal for summer gatherings, outdoor entertaining or simply relaxing. A separate garden shed provides further storage and benefits from lighting. Overall, this is a particularly versatile family home offering substantially more accommodation than its three-bedroom description might initially suggest. The combination of its extensions, multiple reception areas, underfloor heating, useful loft bonus room and garden snug makes it a home with plenty to offer growing families and buyers seeking flexible living and entertaining space.

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Property Information

- THREE BEDROOMS
- UTILITY ROOM/WC
- DRIVEWAY PARKING
- BONUS LOFT ROOM - WITH HEATING AND VELUX WINDOW
- 0.2 MILES BURNHAM GRAMMAR SCHOOL
- TWO RECEPTION ROOMS
- UNDERFLOOR HEATING
- EXTENDED & FULLY UPDATED
- PRIVATE REAR GARDEN
- 0.8 MILES BURNHAM TRAIN STATION CROSSRAIL

x3	x2	x2	x3	Y	N
Bedrooms	Reception Rooms	Bathrooms	Parking Spaces	Garden	Garage

Location

Green Lane Court is situated within the popular village of Burnham, offering a residential setting with a good selection of local amenities with Burnham High Street a short walk away providing a range of independent shops, convenience stores, cafés, pubs and everyday services, while larger supermarkets and a wider choice of shopping and leisure facilities are available nearby.

For those who enjoy eating out, there is a selection of pubs and restaurants in Burnham and the surrounding villages, with further options available close by.

Schools

The area is served by a selection of primary and secondary schools, including:

Burnham Grammar School – 0.2 miles
St Peter's Church of England Primary School – 0.4 miles
Priory School – 0.5 miles
Our Lady of Peace Catholic Primary and Nursery School – 0.5 miles
Lent Rise School – 0.8 miles
Dropmore Infant School – 2.4 miles

Transport

The property is well positioned for commuters, with Burnham railway station approximately 0.8 miles away, providing Elizabeth line services towards London, including central London, as well as Slough and Reading. Taplow railway station is approximately 1.4 miles away, offering an alternative Elizabeth line connection.

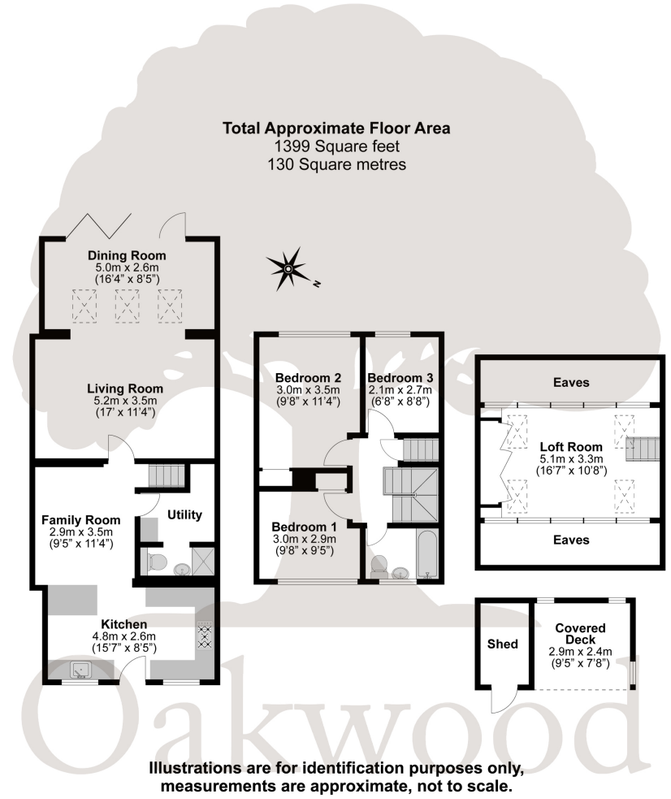
There are also local bus stops within approximately 0.1 miles of the property, providing additional transport options around Burnham and the surrounding areas.

For motorists, the A4 is easily accessible, while M4 Junction 6 is approximately 4 miles away, providing convenient connections towards London, Heathrow Airport and the west.

Council Tax

Band D

Floor Plan



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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.

