



This three/four double bedroom end of terrace townhouse is situated on a quiet cul-de-sac within walking distance of Burnham Rail Station (Cross Rail) and with fantastic links to the M4 (Junction 7).

The property offers flexible and spacious living accommodation (a reception room could be used as a fourth double bedroom) and is offered to the market in need of modernisation.

The ground floor features a 15ft reception room with French doors onto the rear garden, a 12ft fitted kitchen, an adjoining utility room, a downstairs cloakroom and entrance hall. Whilst to the first floor there is a 15ft reception room and a double-sized bedroom.

The second floor hosts a further two double-sized bedrooms and a three piece family bathroom.

Externally the rear garden is private and well enclosed being mainly laid to patio. To the front there is off street parking for two cars.

The property includes 'Economy 7 Heating' (electric).

This house is surrounded by the 'Haymill Nature Reserve' offering stunning walks and comes onto the market with no onward chain allowing for the possibility of a quick sale.



Property Information

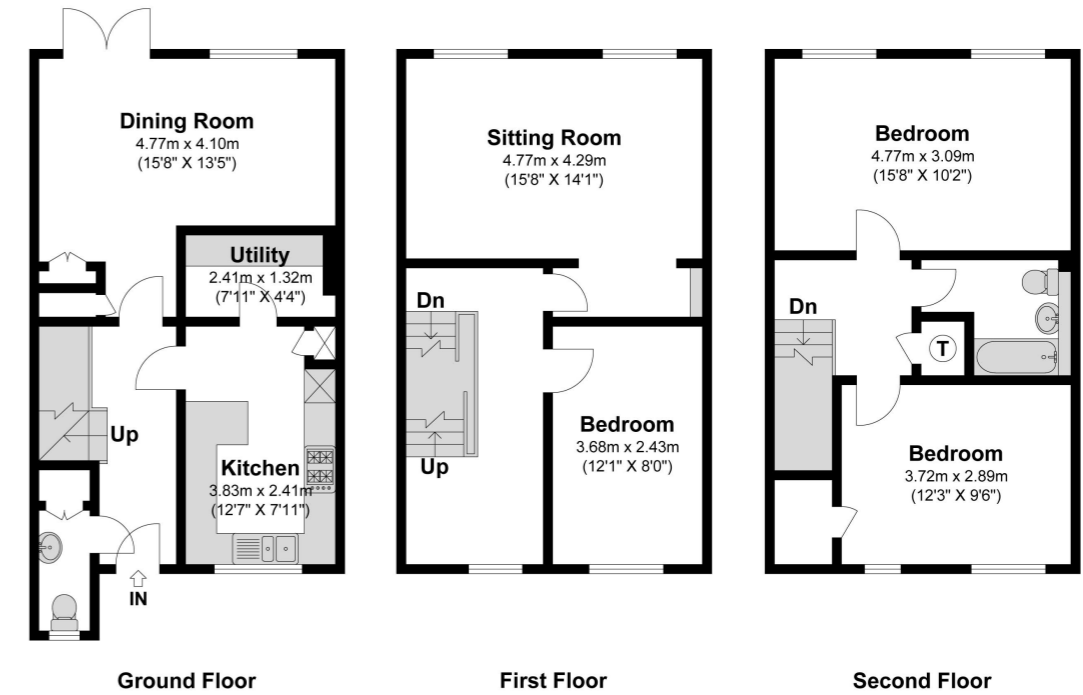
-  THREE/FOUR BEDROOM END OF TERRACE TOWNHOUSE
-  QUIET CUL-DE-SAC LOCATION
-  VERSATILE ACCOMODATION
-  KITCHEN AND UTILITY ROOM
-  LOW MAINTENANCE GARDEN
-  NO CHAIN
-  SHORT WALK TO BURNHAM STATION (CROSS RAIL)
-  NEEDS MODERNISATION
-  ONE/TWO 15FT RECEPTION ROOMS
-  PARKING FOR 2 CARS
-  ECONOMY 7 HEATING

					
x4	x2	x1	x2	Y	N
Bedrooms	Reception Rooms	Bathrooms	Parking Spaces	Garden	Garage

Floor Plan



Littlebrook Avenue
 Approximate Floor Area
 1263.25 Square feet 117.36 Square metres



Illustrations are 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.

External

The rear garden is private and well enclosed being mainly laid to patio. To the front there is off street parking for two cars.

Transport Links

Nearest Stations:
 Burnham (0.3 miles)
 Taplow (2 miles)
 Slough (2.9 miles)

The M40 (junction 2) can be joined at Beaconsfield linking with the M25. The M4 (junction 7 approximately 2.5 miles away) also provides access to the M25 and the national road network giving access to London, Heathrow and the west. Slough Trading estate is located 0.5 miles walk and offers extensive employment opportunities.

Schools

Primary Schools:
 Priory School
 0.4 miles away

Our Lady of Peace Catholic Primary and Nursery School
 0.8 miles away

Lynch Hill School Primary Academy
 0.7 miles away

Cippenham School
 0.8 miles away

Secondary Schools:
 Haybrook College
 0.4 miles away

Burnham Grammar School
 0.8 miles away

Council Tax
 Band E

