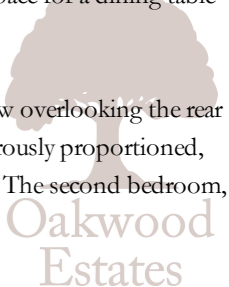


Oakwood Estates takes great pleasure in introducing this charming mid-terraced property to the market. Boasting two bedrooms and two reception rooms, the home presents an appealing opportunity, further enhanced by the advantageous absence of an onward chain. The convenience of driveway parking adds to the property's appeal, providing a hassle-free solution for residents. A noteworthy feature is the generously sized rear garden, offering an inviting outdoor space for relaxation and potential activities. The property's location is particularly noteworthy, being strategically positioned just around the corner from the picturesque Langley Country Park. This proximity ensures that residents can enjoy the tranquillity and natural beauty of the park at their leisure. In terms of practicality, the property's accessibility is a key asset. Situated just a mile and a half away from Slough Town Centre, residents have easy access to a range of amenities, services, and cultural attractions. Additionally, the close proximity to the train station, including the upcoming Crossrail/Elizabeth line, enhances connectivity making commuting and travel more convenient. Overall, this mid-terraced property not only offers a comfortable and well-appointed living space but also provides an attractive lifestyle proposition with its convenient location, outdoor amenities, and promising accessibility to key destinations.

Upon entering the property you are welcomed into the entrance hallway where a staircase ascends to the first floor, and a door leads to the spacious living room. The living room, characterized by its generous size, boasts a large window overlooking the front aspect, ample space for a sizable sofa, an under stairs cupboard, and an entrance to the well-appointed kitchen/dining room. The kitchen/dining room is equally sizable and offers a delightful view of the rear garden through its window. Adorned with a combination of eye-level and base shaker kitchen units, the space includes a stainless steel sink and drainer with a mixer tap, an integrated oven and gas hob with an extractor fan above, an integrated fridge/freezer, a wall-mounted boiler, and French doors that lead to the garden. This versatile area also provides ample space for a dining table and chairs.

Ascending to the first floor, you'll find two bedrooms and the family bathroom. The family bathroom, featuring a window overlooking the rear garden, comprises a bath with a shower attachment, a hand wash basin, and a low-level WC. The first bedroom is generously proportioned, boasting twin windows with a front aspect view, accommodating a king-size bed, bedside tables, and a built-in wardrobe. The second bedroom, with a window overlooking the rear garden, offers space for a double bed and bedside tables.



## Property Information

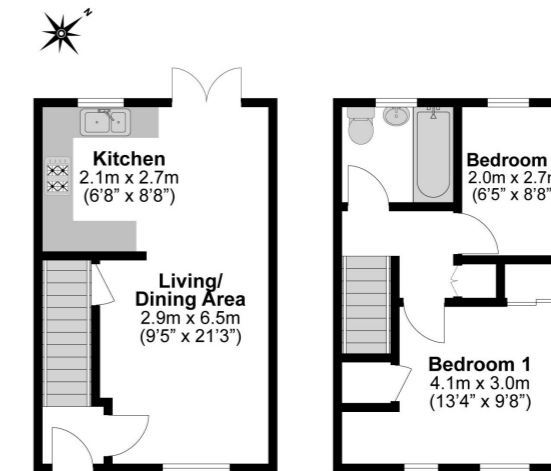
-  FREEHOLD
-  EPD RATING - C
-  TWO BEDROOMS
-  SUNNY REAR GARDEN
-  GOOD SCHOOL CATCHMENT
-  COUNCIL TAX BAND D (£2,176 P/YR)
-  NO CHAIN
-  OFF STREET PARKING
-  CLOSE TO LANGLEY COUNTRY PARK
-  CLOSE TO SLOUGH TRAIN STATION & TOWN CENTRE

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

## Floor Plan

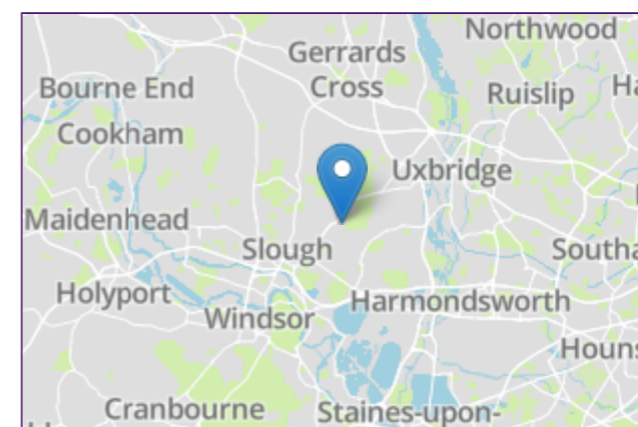
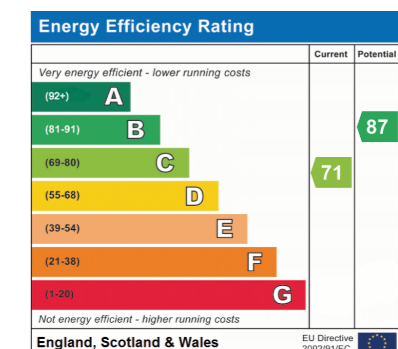


Total Approximate Floor Area  
645 Square feet  
60 Square metres



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.



### Transport

Langley (Berks) Station - 1.2 miles  
Slough Station - 1.59 miles  
Iver Station - 2.41 miles

### Area

George Green is known for its relatively quiet and suburban atmosphere, making it an attractive place for families and individuals seeking a residential setting. The area is well-connected to the amenities and services available in Slough town center, which is approximately a mile and a half away. Slough offers a range of shopping facilities, schools, parks, and transport links.

Additionally, the proximity of George Green to Langley Country Park, as mentioned in a previous context, provides residents with access to green spaces and recreational opportunities. It's worth noting that neighbourhoods and areas may undergo changes, developments, or improvements over time, so it's recommended to check local sources or the latest information from residents for the most up-to-date details about George Green in Slough.

### Tenure

Freehold

### Council Tax Band

D (£2,176 p/yr)

### Plot/Land Area

0.03 Acres (136.00 Sq.M.)

### Mobile Coverage

5G Voice and data

### Internet Speed

Ultrafast

### Nearest Schools

Wexham Court Primary School - 0.61 miles  
Wexham School - 0.7 miles  
St Ethelbert's Catholic Primary School - 1.01 miles  
Khalsa Primary School - 1.06 miles  
Willow Primary School - 1.08 miles  
Iqra Slough Islamic Primary School - 1.09 miles  
St Joseph's Catholic High School - 1.23 miles  
The Langley Academy - 1.23 miles  
St Bernard's Preparatory School - 1.25 miles