











This three bedroom end of terrace house is quietly tucked away on a sought after cul-de-sac within walking distance of both Burnham Train Station (Queen Elizabeth Line), Burnham Grammar School and High Street with its variety of amenities. The property offers flexible and spacious living accommodation and is an ideal first time purchase or investment.

The ground floor features a 21ft sitting/dining room with sliding doors onto the south-west facing rear garden. There is also a refitted kitchen (2023) and downstairs cloakroom. The property includes an entrance hall and understairs storage.

To the first floor there are three well-sized bedrooms and a three piece family bathroom. Bedrooms One and Two benefit from fitted wardrobes.

Externally, the rear garden is mainly laid to lawn incorporating a timber shed and with a patio area ideal for summer dining. There is side access through the 17ft garage to the front of the property which allows for parking up to two cars.

This property comes onto the market with no onward chain allowing for the possibility of a quick sale.

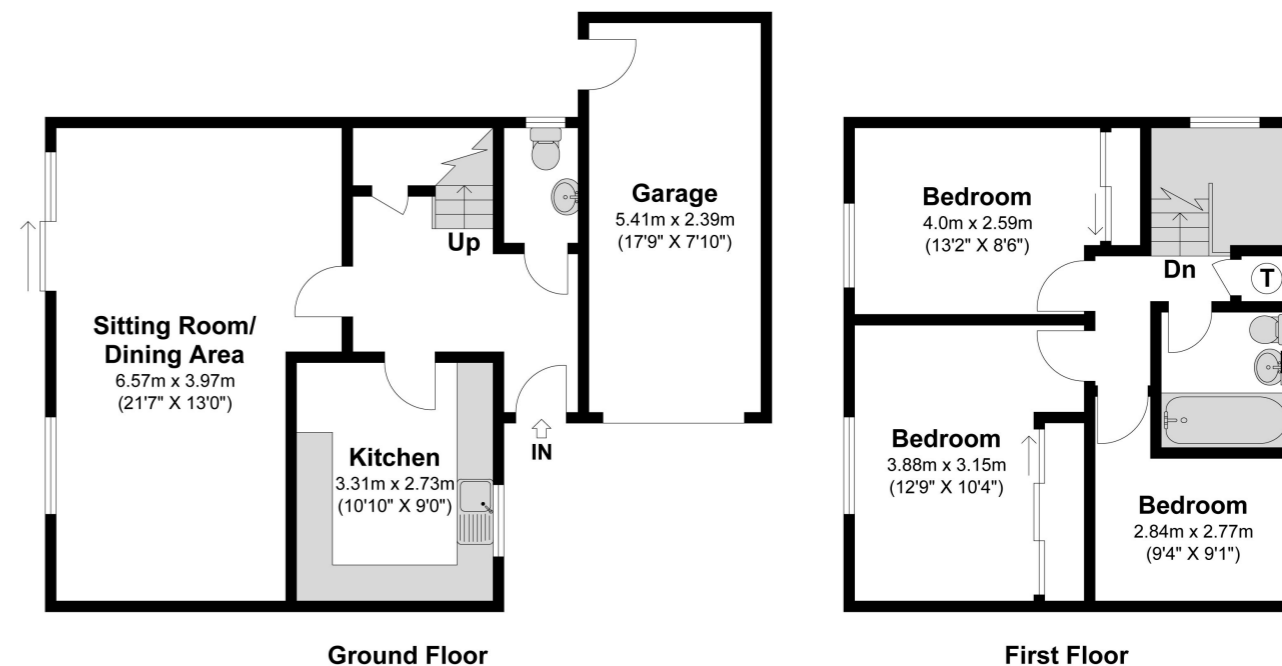
-  THREE BEDROOM END OF TERRACE HOUSE
-  21FT SITTING/DINING ROOM
-  THREE PIECE BATHROOM
-  17FT GARAGE
-  SOUTH-WEST FACING GARDEN
-  SHORT WALK TO BURNHAM RAIL STATION / HIGH STREET
-  REFITTED KITCHEN (2023)
-  DOWNSTAIRS CLOAKROOM
-  PARKING FOR 2 CARS
-  NO CHAIN

					
x3	x1	x2	x2	Y	Y
Bedrooms	Reception Rooms	Bathrooms	Parking Spaces	Garden	Garage



**Saint Michaels Court**

Approximate Floor Area  
 908.68 Square feet 84.42 Square metres (Excluding Garage)  
 Garage Area 139.18 Square feet 12.93 Square metres  
 Total Area 1047.86 Square feet 97.35 Square metres (Including Garage)



**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 mainly laid to lawn incorporating a timber shed and with a patio area ideal for summer dining. There is side access through the 17ft garage to the front of the property which allows for parking up to two cars.

**Location**

Burnham Village offers good local shopping facilities and the larger centres of Beaconsfield, Slough and Maidenhead are within easy reach and offer more extensive facilities. The surrounding area provides excellent schooling for children of all ages both in the private and state sector, the state sector still being run on the popular grammar school system. Sporting/leisure facilities abound in the area with many notable golf courses, riding and walking in Burnham Beeches. Cliveden the famous National Trust property is nearby and there are numerous sports clubs including tennis, rugby and football, various fitness centres and racing at Ascot and Windsor. The River Thames is within easy reach, being about three miles away.

**Transport Links**

Nearest stations:

- Burnham (0.6 mi)
- Taplow (1.1 mi)
- Maidenhead (3.0 mi)

The M4 (jct 7) is approximately 3 miles distant, as is the M40 (jct 2) and these in turn provide access to the M25, M3 and Heathrow Airport. British Rail connections to Paddington are available from Burnham and Maidenhead.

**Council Tax**

Band D

