

# Hamptons

INTERNATIONAL



**Somerford Close, Maidenhead, SL6**

4  2  2 

GUIDE PRICE

**£830,000**

**(£825,000)**

## Property details

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### Key features

- No onward chain
- Four bedrooms
- Two bath/shower rooms (one en-sui
- Sitting room open plan to dining ro
- Kitchen/breakfast room
- Conservatory
- Utility and WC
- Driveway parking & garage
- South facing garden
- Total of approx. 1619 sq ft

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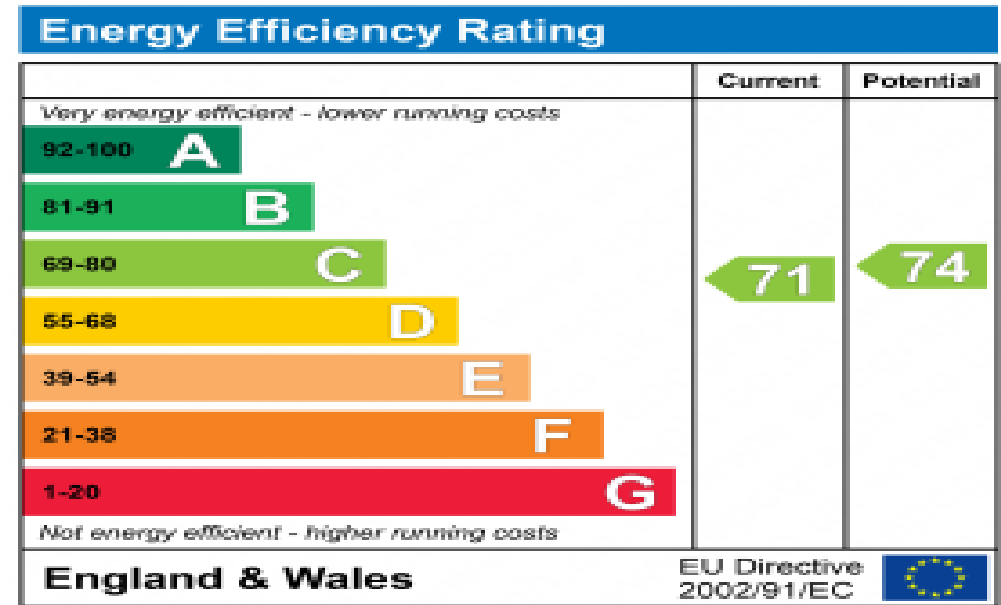
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## Description

A four bedroom detached home with south-facing garden, garage and off-street parking in cul-de-sac location in the popular River area of Maidenhead. Situated in the favourable Riverside area of Maidenhead within easy reach of the town centre and local schools, this light and bright detached freehold property is offered with no chain. The property was built as part of an executive cul de sac development which is in a popular family location. Offering over 1600 sq ft of space, the home has well-proportioned rooms throughout and is ideally suited to growing families, professionals and downsizers. Benefitting from contemporary touches such as an alarm system, CCTV and solar panels on the roof, the ground floor accommodation comprises an entrance hall leading to a cosy sitting room and dining room which are linked by an open archway for great natural flow. The sitting room has double doors to the bright conservatory with its views over the garden and patio doors, while the modern kitchen was fully fitted with ample storage units, a breakfast bar and integrated appliances. There is space for a washing machine and dryer in the separate utility and a WC completes the accommodation, along with handy internal access to the garage. On the first floor there are four bedrooms, three with fitted storage and the largest with an en suite shower room. The other bedrooms share a family bathroom. Outside the property is approached over a private brick-paved driveway leading to the integrated single garage. To the front is a small parcel of lawn complete with palm tree and to the rear there is a good size south facing garden laid to lawn with an excellent variety of flowerbeds and borders, which is enclosed by wooden panel fencing and a large conifer hedge to the rear. There are also two patios offering space for garden furniture, two storage sheds and a greenhouse. Situation The property is located in the popular River area, with the amenities of Maidenhead which includes extensive shopping and leisure facilities within easy reach. There is a modern leisure centre and a range of sports clubs at Braywick Park and watersports and outdoor pursuits are well catered for in the area. There is an arts centre at Norden Farm, just to the west of the town centre. The house is ideally situated for a range of local schools, in both the independent and state sectors. Junction 8/9 of the M4 is easily accessible via the A404(M) or A308(M), providing access to the M25 motorway network, Heathrow Airport, London and the West Country. Rail services to London Paddington are available from Maidenhead (1.6 miles) and Taplow, both of which are also served by the Elizabeth Line. Property Ref Number: HAM-32150 Additional Information RBWM council tax band G.







# Floor plan

Including Limited Use Area (1.6 sqm / 17 sqft)

 Reduced head height below 1.5m



Measured and drawn in accordance with the International Property Measurement Standards (IPMS 2 - Residential)

# Location

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