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## GUIDE PRICE: £465,000 FREEHOLD

19 MOOR LANE, MAIDENHEAD, BERKSHIRE SL6 7JX

An opportunity to acquire this delightful two-bedroom detached bungalow which offers great potential for extension/refurbishment subject to the necessary planning/building consents being obtained. The property features two double bedrooms, a double aspect living/dining room and a kitchen with direct access onto the private south facing rear garden. The property is conveniently located for local shops, acres of National Trust Lands at North Town Moor and within approx. 1.1 miles of the mainline railway station (Paddington/Elizabeth Line).

**\*ENTRANCE HALL \*LIVING/DINING ROOM \*KITCHEN \*TWO DOUBLE BEDROOMS  
\*BATHROOM \*ENCLOSED SOUTH FACING REAR GARDEN \*DRIVEWAY PARKING \*TANDEM  
LENGTH GARAGE \*SCOPE FOR EXTENSION/REFURBISHMENT (SUBJECT TO THE NECESSARY  
PLANNING/BUILDING CONSENTS BEING OBTAINED) \*EPC RATING D**





**DIRECTIONS for SAT NAV: SL6 7JX**

**Council Tax Band E currently £1800 per annum**







For clarification we wish to inform prospective purchasers that we have prepared these sales particulars as a general guide. We have not carried out a detailed survey nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets, furnishings and appliances. Whilst these particulars are believed to be correct their accuracy is not guaranteed and are given without responsibility. They do not form part of any contract.

MW3859

**APPROX. GROSS INTERNAL FLOOR AREA 929 SQ FT 86.3 SQ METRES (INCLUDES GARAGE)**

