



72 Rutland Road, Maidenhead, Berkshire SL6 4HY

**72 RUTLAND ROAD
MAIDENHEAD
BERKSHIRE SL6 4HY**

PRICE: £629,950 FREEHOLD

This attractive and spacious three bedroom end of terrace family home is offered for sale in very good condition inside and out with modern contemporary fixtures and fittings throughout and well-maintained front and rear gardens. The property includes a generous living room with French doors, separate dining room, modern fully fitted kitchen with an attractive bay window overlooking the rear garden and separate utility room. The property further benefits from off-street parking for three plus vehicles. Rutland Road is within walking distance of Maidenhead town centre and mainline railway station (Elizabeth Line). The property would make an ideal family home.

***GENEROUS LIVING ROOM *SEPARATE DINING ROOM *SMART MODERN KITCHEN/BREAKFAST ROOM WITH BAY WINDOW *UTILITY ROOM *THREE BEDROOMS *LUXURY 4-PIECE FAMILY *BATHROOM *FRONT & REAR GARDENS *OFF-STREET DRIVEWAY PARKING *WALKING DISTANCE TO TOWN CENTRE & RAILWAY STATION *BEAUTIFULLY PRESENTED THROUGHOUT *EPC RATING C**

Council Tax Band E – currently £1790.92 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.

NOT TO SCALE

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