

🛏️ 2 🪑 1 🛁 1



# Clewer Fields, *Windsor*

OSBORNE HEATH

# An improved two bedroom period house in Windsor town centre, ideal as a first time buy or as a rental property including airbnb.

The current owners have redecorated the property including refitting the kitchen in 2021 and replacing the central heating boiler in 2023.

The ground floor has a living room with period fireplace, open-plan kitchen with a central island and doors out to the rear courtyard.

On the first floor, there is the principal bedroom with a period fireplace, a second single bedroom and a bathroom.

Outside, the front garden is screened by hedging, is mostly paved and has a south facing aspect. There is also a small rear courtyard with rear access leading through to Oxford Road.

Clewer Fields is a pedestrianised road in-between Alma Road and Vansittart Road. Windsor has a wide range of shops and restaurants as well as the castle, Great Park, racecourse and Legoland. Nearby train stations include Windsor & Eton Central and Windsor & Eton Riverside where trains run to London Paddington (via Slough) and London Waterloo. Windsor is also convenient for the M4, M25, M40, M3 and Heathrow Airport. Windsor is also well-served by a selection of state, private and international schools.

EPC rating D. Council Tax band C.





**APPROXIMATE FLOOR AREA**  
House - 45.46 sq m - 489 sq ft  
(Gross Internal Area)



**NOT TO SCALE**  
This plan is for illustration purposes only



This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.

[OSBORNEHEATH.CO.UK](http://OSBORNEHEATH.CO.UK)