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Beechwood Close, *Ascot*

OSBORNE HEATH

SHORT LET - A uniquely refurbished four double bedroom, four bathroom house in a cul-de-sac with driveway parking, a south facing garden and a garage.

Sympthetic to the use of raw materials this home is unquieley blended of wood, concrete, and stone throughout.

On the ground floor the property consists of a living room, open-plan kitchen/breakfast room that features bi-fold doors to the south facing garden, skylight and a wood burning fireplace, plus a downstairs WC.

Upstairs, you'll find four double bedrooms, each with an en suite and fitted wardrobes. Two of these bedrooms also have a private mezzanine study area.

Outside, the property has a rear garden, while to the front there is a driveway leading to the garage.

Beechwood Close is a small cul-de-sac close to Ascot Racecourse and Ascot Heath Infant & Primary School. Other nearby schools include Charters, Cheapside, Cranbourne, LVS, Papplewick and St Francis. The nearest train station is Ascot where services run to London Waterloo, Reading and Guildford. By road Ascot is convenient for the M3, M4, M25 and Heathrow Airport. Other than Ascot Racecourse other local places of interest include Coworth Park, The Berkshire Golf Club, Guards Polo Club, Legoland, Sunningdale Golf Club, Wentworth Club, Windsor Castle and Windsor Great Park.

EPC rating D. Council Tax band D. Bills Included. Short Let 1-5 months. Deposit £6,346. Holding Depsoit £1,269.

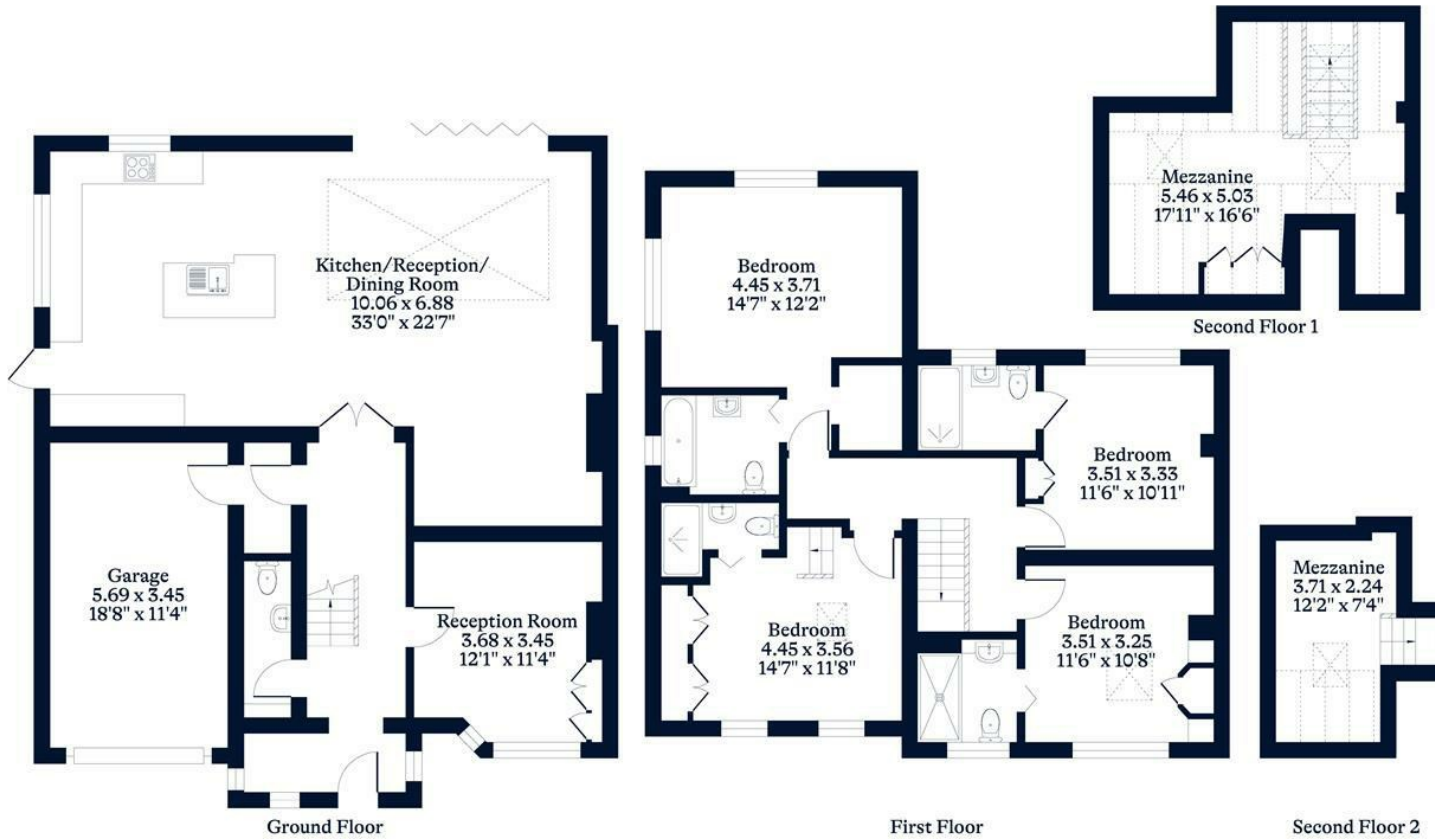




APPROXIMATE FLOOR AREA
House - 210.78 sq m - 2269 sq ft
Garage - 18.96 sq m - 204 sq ft
Total - 229.74 sq m - 2473 sq ft
(Gross Internal Area)



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.

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