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# Ferrard Close, *Ascot*

OSBORNE HEATH

# A four bedroom detached bungalow in a cul-de-sac on a corner plot with a garage and driveway.

This flat level bungalow has a living room, study, kitchen, up to four bedrooms, bathroom and a shower room.

Outside the property has access from both sides of the property, a large garage, outdoor store, and a large corner plot garden.

Ferrard Close is a cul-de-sac next to Mill Ride Golf & Country Club. Nearby schools include Ascot Heath, Charters, Cheapside, Heathfield, 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. Nearby points of interest include Ascot Racecourse, Guards Polo Club, Legoland, The Lexicon, Sunningdale Golf Club, Wentworth Club and Windsor Great Park.

EPC rating D. Council Tax band E.





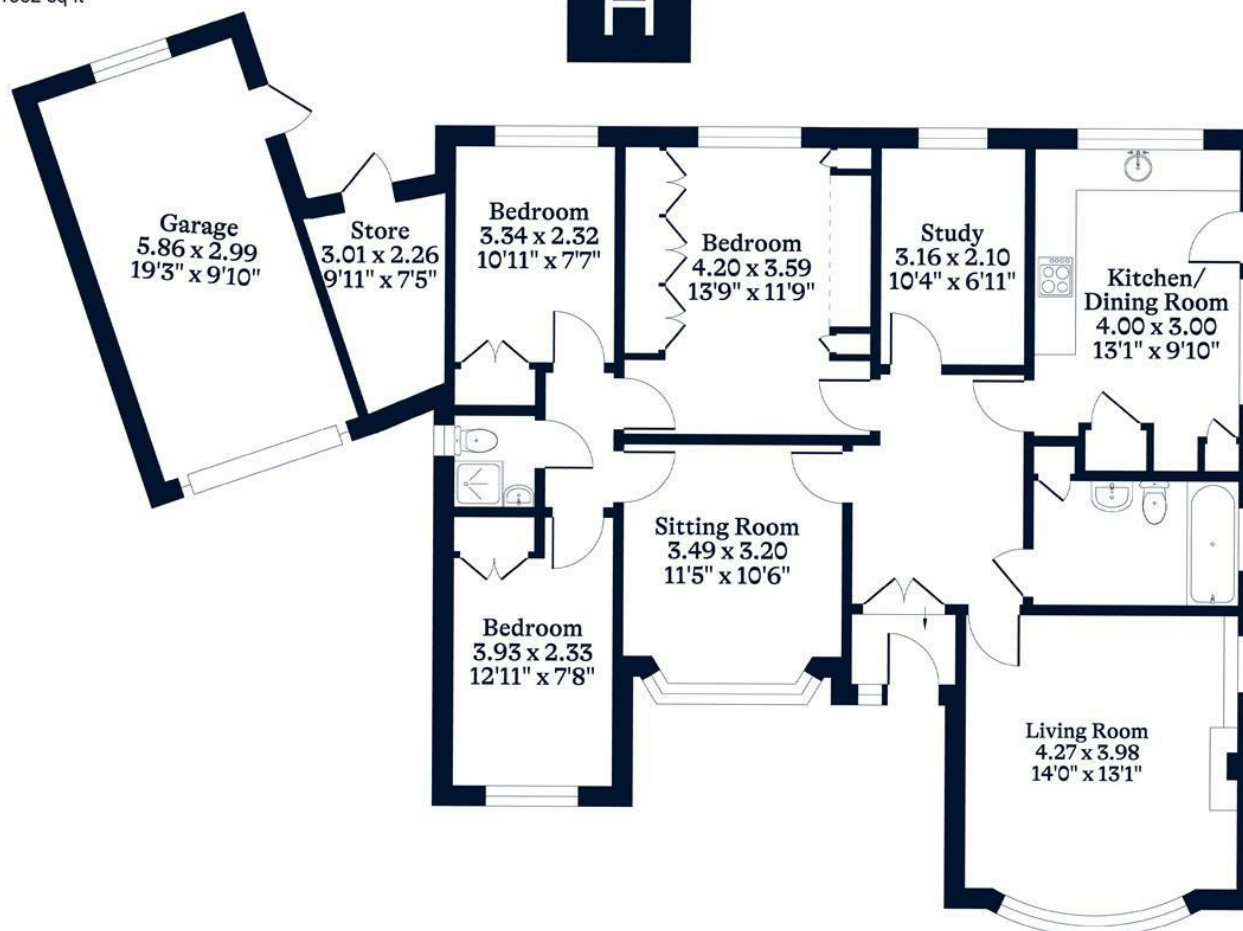
#### APPROXIMATE FLOOR AREA

House - 110.85 sq m - 1193 sq ft  
Garage - 17.52 sq m - 189 sq ft  
Total - 128.37 sq m - 1382 sq ft  
(Gross Internal Area)

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#### 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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