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Héronsbrook, *Ascot*

OSBORNE HEATH

A two double bedroom, two bathroom apartment in a converted manor house, with gated allocated parking and unique grounds.

A spacious split-level apartment with an open-plan kitchen, living and dining area with large windows over looking the communal grounds. There are two double bedrooms with plenty of built in storage and both with en-suite bathrooms, plus a guest WC.

Outside there is allocated parking plus further visitor parking. The unique grounds include a manicured tree-lined lawn and a walled orchard.

Heronbrook is a small, gated development in Cheapside village, Ascot, just a short walk from the Ascot Gate entrance to Windsor Great Park. Other local places of interest include Ascot Racecourse, Coworth Park, Guards Polo Club, Legoland, The Lexicon, Sunningdale Golf Club, Virginia Water Lake, and Wentworth Club. The station in Ascot runs trains to London Waterloo, Guildford and Reading. Cheapside is also convenient for the M3, M4, M25 and Heathrow Airport.

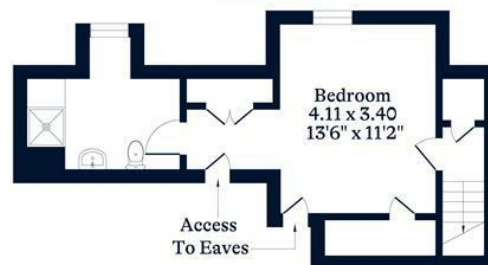
EPC rating C. Council Tax band F. Tenancy Length 12-36 months. Deposit £2,653. Holding Deposit £530.





APPROXIMATE FLOOR AREA
House - 131.20 sq m - 1412 sq ft
(Gross Internal Area)

NOT TO SCALE
This plan is for illustration purposes only



First Floor



Ground Floor

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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