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Sidbury Close, *Sunningdale*

OSBORNE HEATH

A refurbished four bedroom, two bathroom detached house in a cul-de-sac, with a driveway, garage and no onward chain.

Downstairs there is a living room, dining area, modern kitchen with a breakfast bar, downstairs WC and integral access to the garage which has a utility area and electronically operated door.

Upstairs there are four bedrooms, an en suite to the principal bedroom, and a family bathroom.

Outside there is driveway parking and side access to a secluded rear garden.

Sidbury Close is a small cul-de-sac opposite Holy Trinity Primary School. Other nearby schools include Charters, The Marist, St Francis and St Michaels. Local places of interest include Ascot Racecourse, Coworth Park, Guards Polo Club, The Lexicon, Sunningdale Golf Club, Virginia Water Lake, Wentworth Club and Windsor Great Park. The station in Sunningdale runs trains to London and Reading. Sunningdale is also convenient for the M3, M4, M25 and Heathrow Airport.

EPC rating D. Council Tax band G.





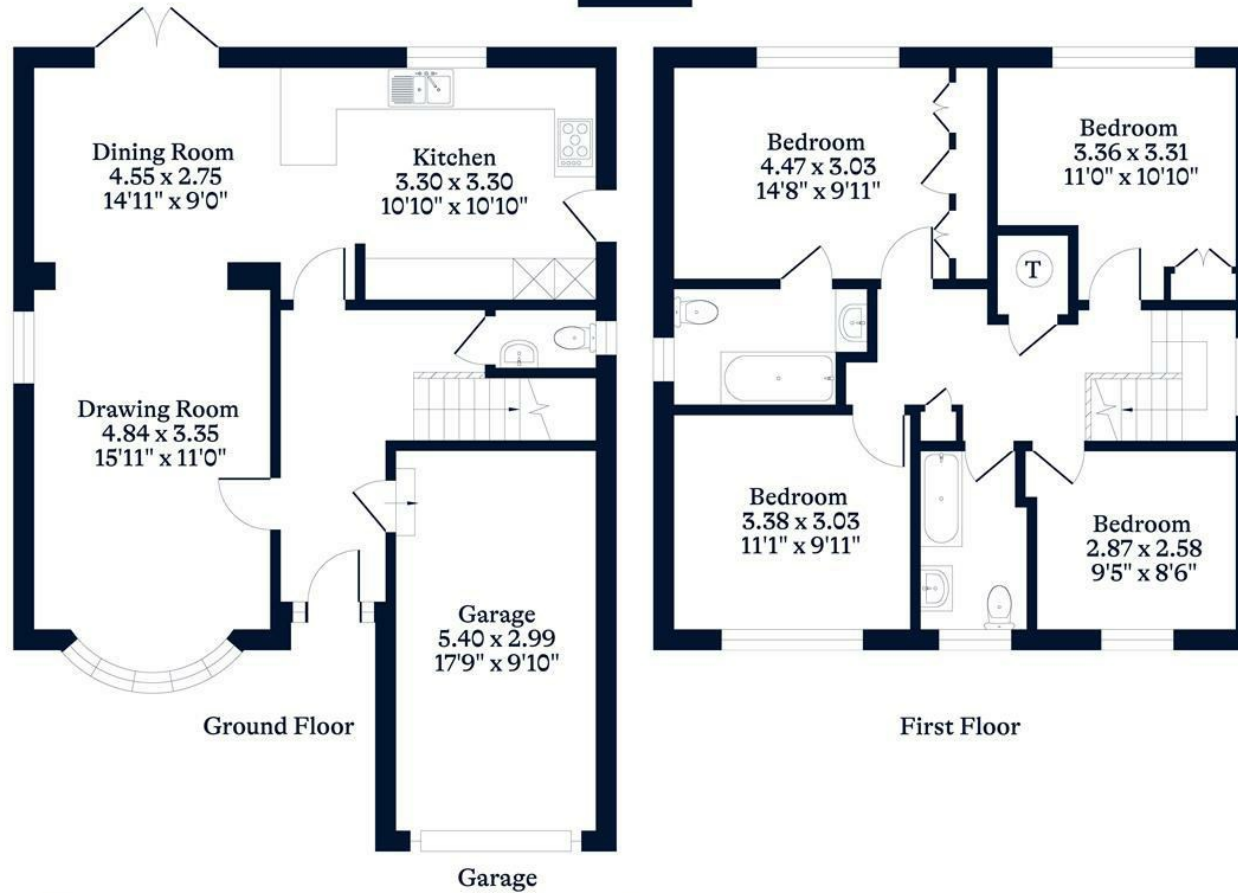
APPROXIMATE FLOOR AREA

House - 122.30 sq m - 1317 sq ft
Garage - 15.40 sq m - 166 sq ft
Total - 137.70 sq m - 1483 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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