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New Place, *Sunningdale*

OSBORNE HEATH

A two bedroom, two bathroom top floor apartment set within a gated development with its own garage and private garden.

This top floor apartment consists of a large living and dining room, main bedroom with en suite, further double bedroom with ensuite wet room, kitchen with breakfast bar and an additional void space which is currently set up as an office area.

Outside the apartment is set within a gated development and comes with its own garage, allocated parking and its own private garden with an outdoor oven and power.

New Place is a converted manor house which has been converted into six apartments located off London Road close to the centre of Sunningdale and Sunningdale Golf Club. Other local places of interest include Ascot Racecourse, Coworth Park, Guards Polo Club, Virginia Water Lake, Wentworth Club and Windsor Great Park. The station in Sunningdale runs trains to London Waterloo and Reading. Sunningdale is also convenient for the M3, M4, M25 and Heathrow Airport.

EPC rating E. Council Tax Band E. Tenancy Length 6-36 Months. Deposit £2,307. Holding Deposit £461.00

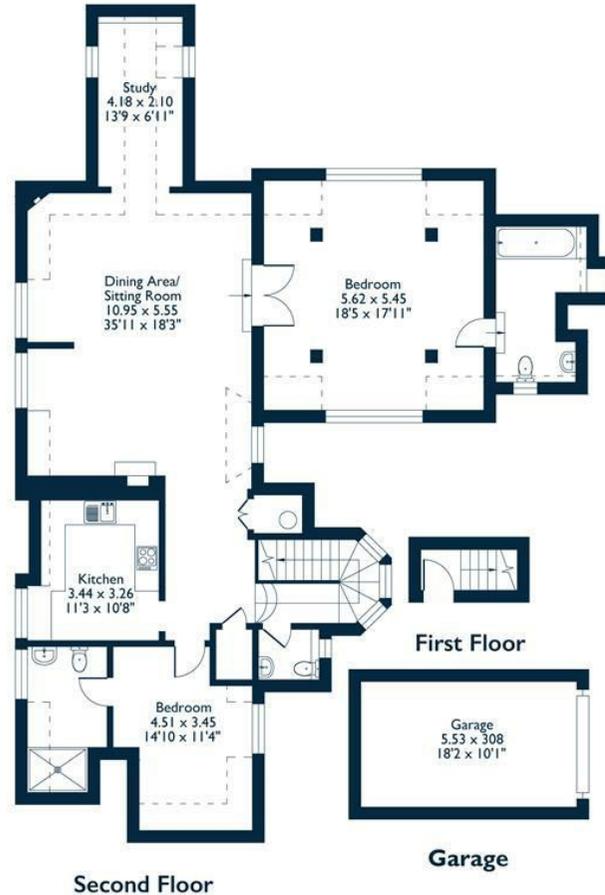




NOT TO SCALE

Approximate Floor Area
Main Apartment 122.00 sq m - 1315 sq ft
Garage 17.00 sq m - 183 sq ft
Total 139.00 sq m - 1498 sq ft
(Gross Internal Area)

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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