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# Charters Court, *Sunningdale*

OSBORNE HEATH

## A three double bedroom, three bathroom, ground floor apartment in a prestigious gated development, with two terraces and allocated underground parking.

This stylish ground floor apartment has a living room which leads to a kitchen and dining area with built-in Miele and Gaggenau appliances, utility room, office or fourth bedroom, principal bedroom with dressing room and an en suite bathroom, two further double bedrooms with built-in wardrobes and an en suite shower room. There is also a guest WC, two terraces, air conditioning and a built-in speaker system.

Charters Court is part of the prestigious Charters estate in Sunningdale. The development is gated and has 24hr concierge, communal gardens, tennis court, gym, billiards room, swimming pool and spa.

The Charters developments is off Charters Road in Sunningdale. Local places of interest include Ascot Racecourse, Coworth Park, Guards Polo Club, Savil Garden, Sunningdale Golf Club, Swinley Forest Golf Club, 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.

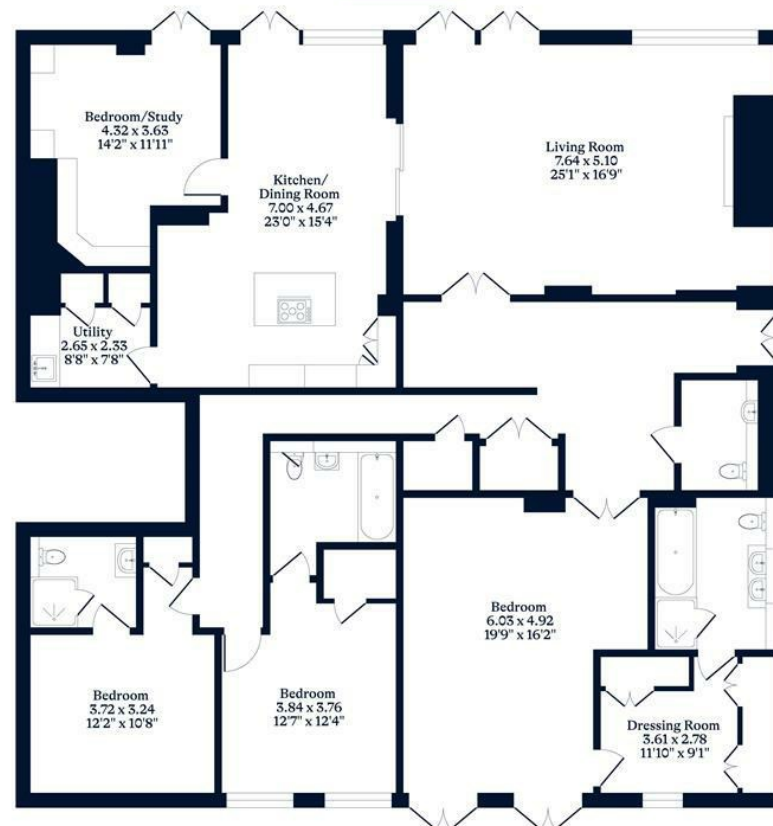
EPC rating E. Council Tax band H. Length of Tenancy 12 months. Deposit £10,384. Holding Deposit £1,730.00.





**APPROXIMATE FLOOR AREA**  
Apartment - 222.56 sq m - 2396 sq ft  
(Gross Internal Area)

**NOT TO SCALE**  
This plan is for illustration purposes only



Apartment

[OSBORNEHEATH.CO.UK](http://OSBORNEHEATH.CO.UK)

This floor plan has been created by Property Shoot Ltd following the RICS code of measuring and is for indicative guidance only. Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows and rooms are approximate and no responsibility is taken for any error, omission or misstatement. Details shown on this floorplan, including all measurements, areas and proportions cannot be guaranteed by either the provider or estate agency and should not be relied upon.

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