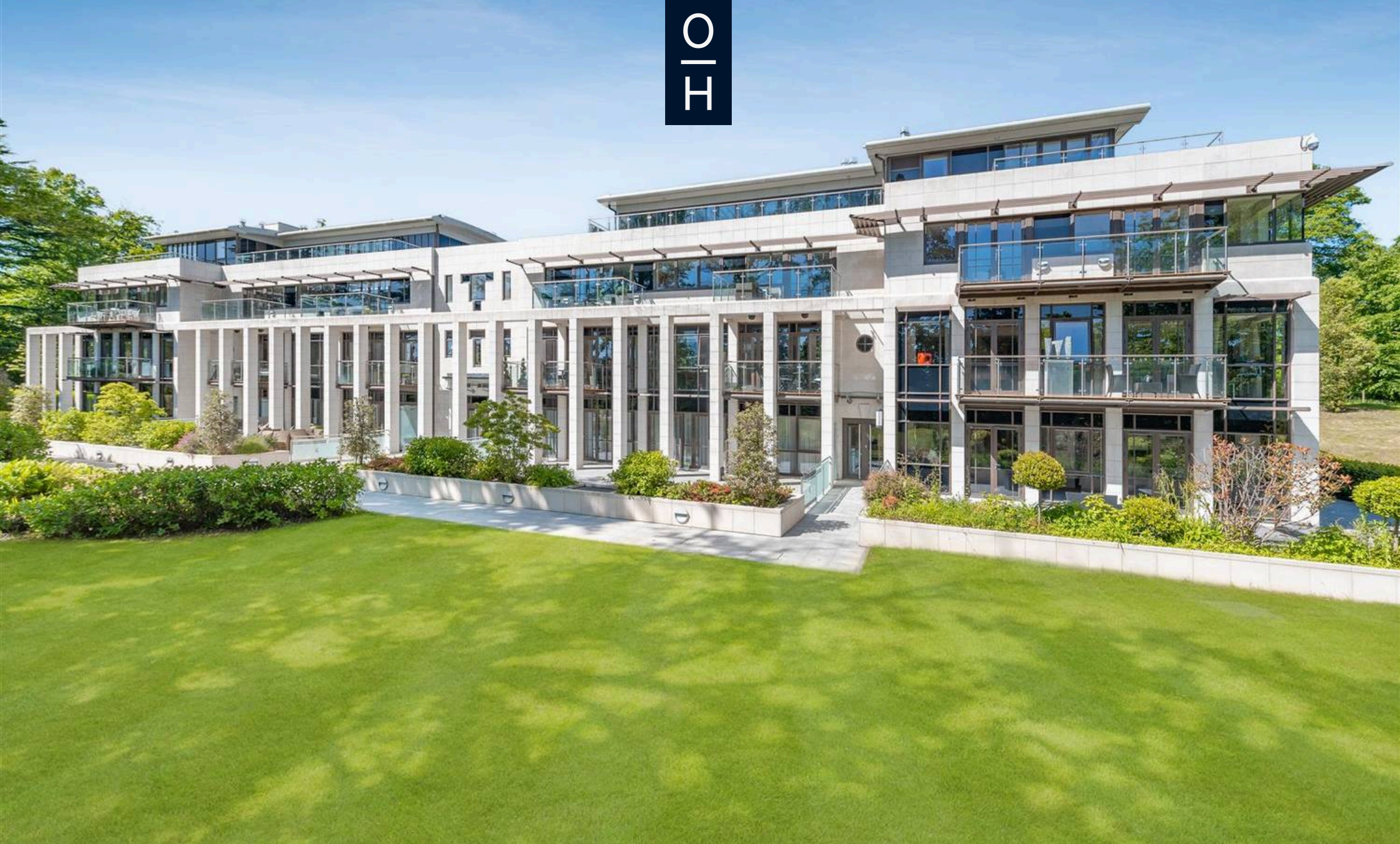


THO



Garden House, Charters Road, Ascot  
£5,000 pcm

OSBORNE HEATH



This second floor apartment has south facing living and dining spaces, a modern kitchen with a breakfast bar and built-in Miele and Gaggenau appliances, utility room, linen room, master bedroom with walk-in wardrobe and an en suite bathroom and a second bedroom with built-in wardrobes and an en suite shower room. There is also a separate WC, south facing balcony, air conditioning and a built-in speaker system.

The Garden House 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.

## Garden House, Charters Road, Ascot

- Two Double Bedrooms
- Two Bathrooms
- Miele and Gaggenau Appliances
- Utility
- Air Conditioning
- South Facing Balcony
- Underground Parking
- 24hr Concierge
- Gym and Tennis Court
- Swimming Pool and Spa

Council Tax band: H

Tenure: Leasehold

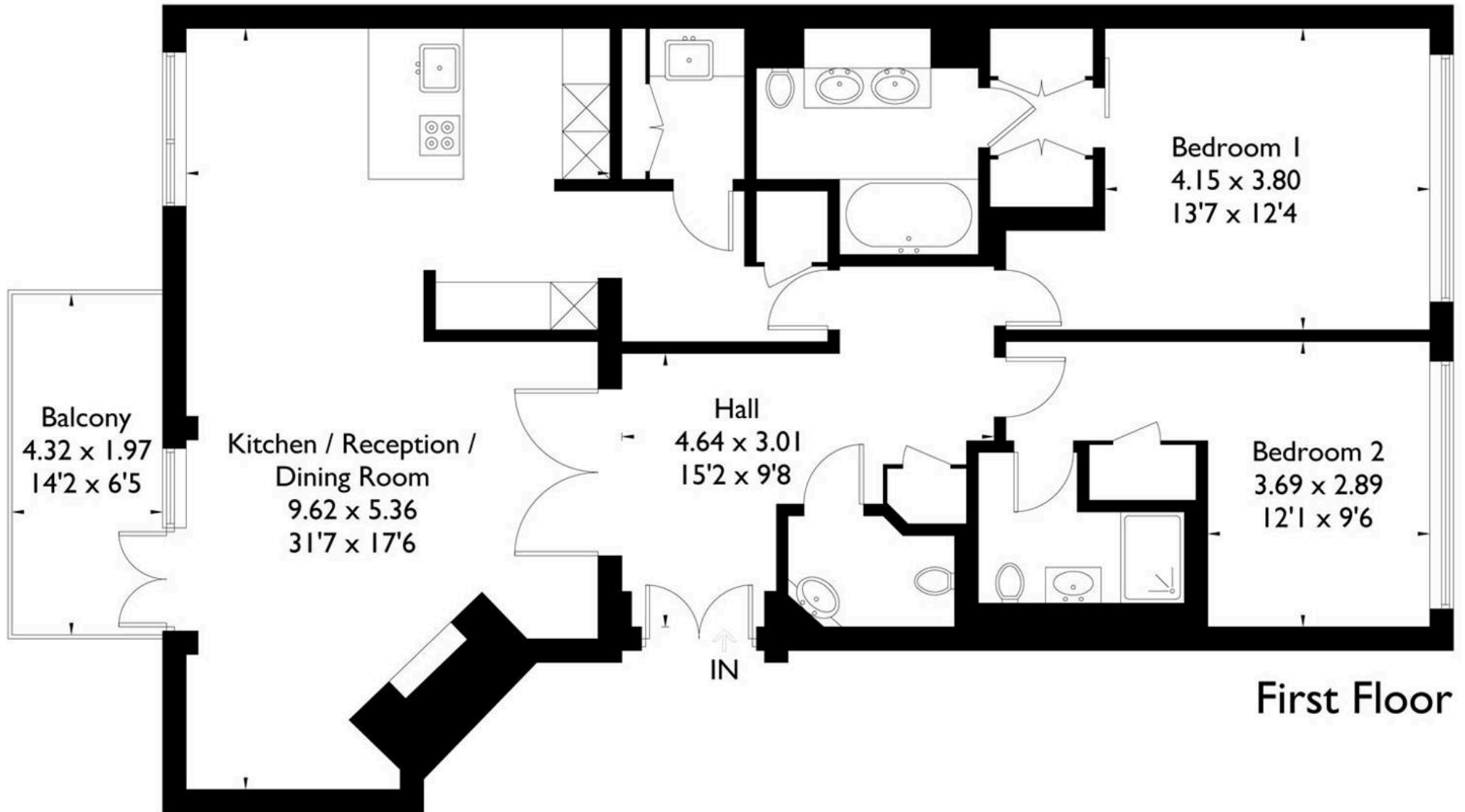
EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: B



# Charters Garden House, Charters Road, Ascot, SL5

Approximate Gross Internal Area  
126.2 sq m / 1358 sq ft



First Floor

FLOORPLANZ © 2018 0203 9056099 Ref: 203134

This plan is for layout guidance only. Drawn in accordance with RICS guidelines. Not drawn to scale unless stated. Windows & door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes & compass bearings before making any decisions reliant upon them.