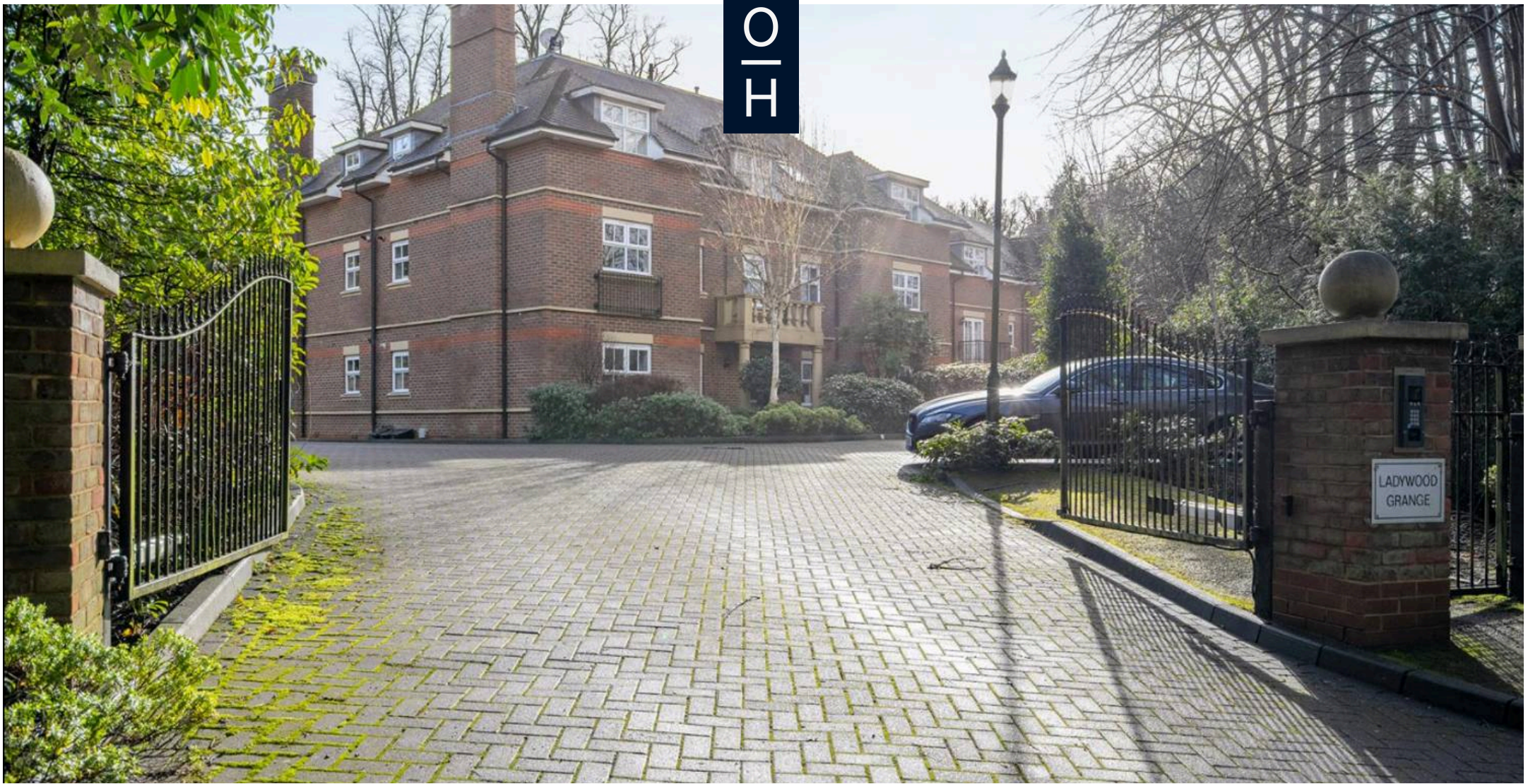


O/I



Ladywood Grange
Sunningdale

Guide Price **£500,000**

OSBORNE HEATH



This ground floor apartment has a double aspect living room with dining space and access out to a terrace, kitchen with integrated appliances, principal bedroom with dressing room and en suite bathroom, second double bedroom, shower room and ample storage.

Outside there is a private terrace, allocated parking and a garage.

Ladywood Grange is on Lady Margaret 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.

Ladywood Grange

Sunningdale

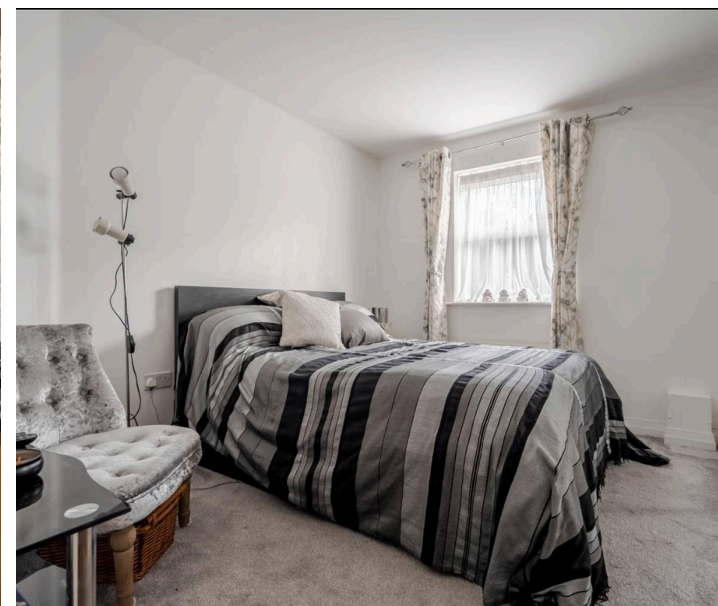
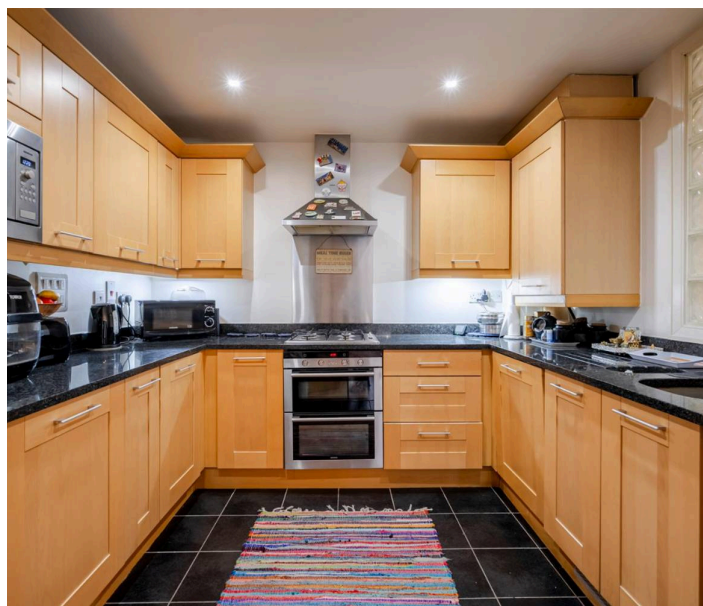
- Two Double Bedrooms
- Two Bathrooms
- Dressing Room
- Ground Floor
- Private Terrace
- Allocated Parking
- Garage
- Gated
- Close To Station
- Close To Shops

Council Tax band: E

Tenure: Leasehold

EPC Energy Efficiency Rating: C

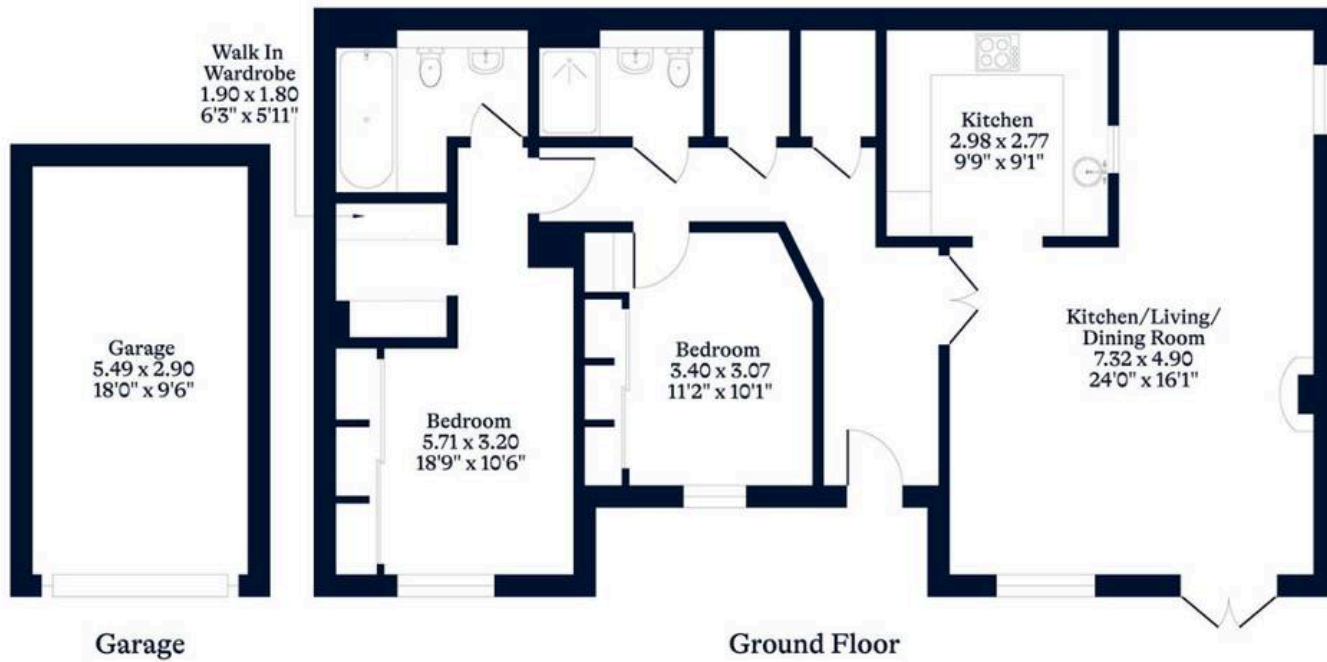
EPC Environmental Impact Rating: C





APPROXIMATE FLOOR AREA
Apartment - 90.30 sq m - 972 sq ft
Garage - 15.92 sq m - 171 sq ft
Total - 106.22 sq m - 1143 sq ft
(Gross Internal Area)

NOT TO SCALE
This plan is for illustration purposes only



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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