

110



St. Christophers Gardens, Ascot
In Excess of £500,000

OSBORNE HEATH



On the ground floor, the property has a kitchen, a living room leading into the conservatory currently used as a dining room, separate WC cloak room, a scullery/utility room, a generous sized annex with modern ensuite shower room which can also be accessed via separate side garage door.

The first floor has three bedrooms and a family bathroom.

Outside, the property has driveway parking on the front and a garden at the rear of the property.

St Christopher Gardens is a quiet cul-de-sac off Fernbank Road located very close to local amenities i.e. bus stop for daily commute & for Charters School, Ascot Heath library, convenience stores, Ascot Heath School, LVS, Heathfield, Children's nursery, golf courses i.e. Mill Ride and Lavender Park.

Local places of interest include Ascot Racecourse, The Berkshire Golf Club, Guards Polo Club, Legoland, The Lexicon, Sunningdale Golf Club, Swinley Forest, Wentworth Club, Windsor Castle and Windsor Great Park..

Nearby schools include Ascot Heath, Charters, Cheapside, Cranbourne, LVS, Papplewick and St Francis. The nearest train station is Ascot where services run to London Waterloo, Reading and Guildford. By road Ascot is convenient for the M3, M4, M25 and Heathrow Airport. EPC rating C. Council Tax band E.

St. Christophers Gardens

Ascot

- Three Bedrooms
- Two Receptions
- Two Bathrooms
- Study
- Cul-De-Sac
- Driveway
- Annex
- No Onward Chain

Council Tax band: E

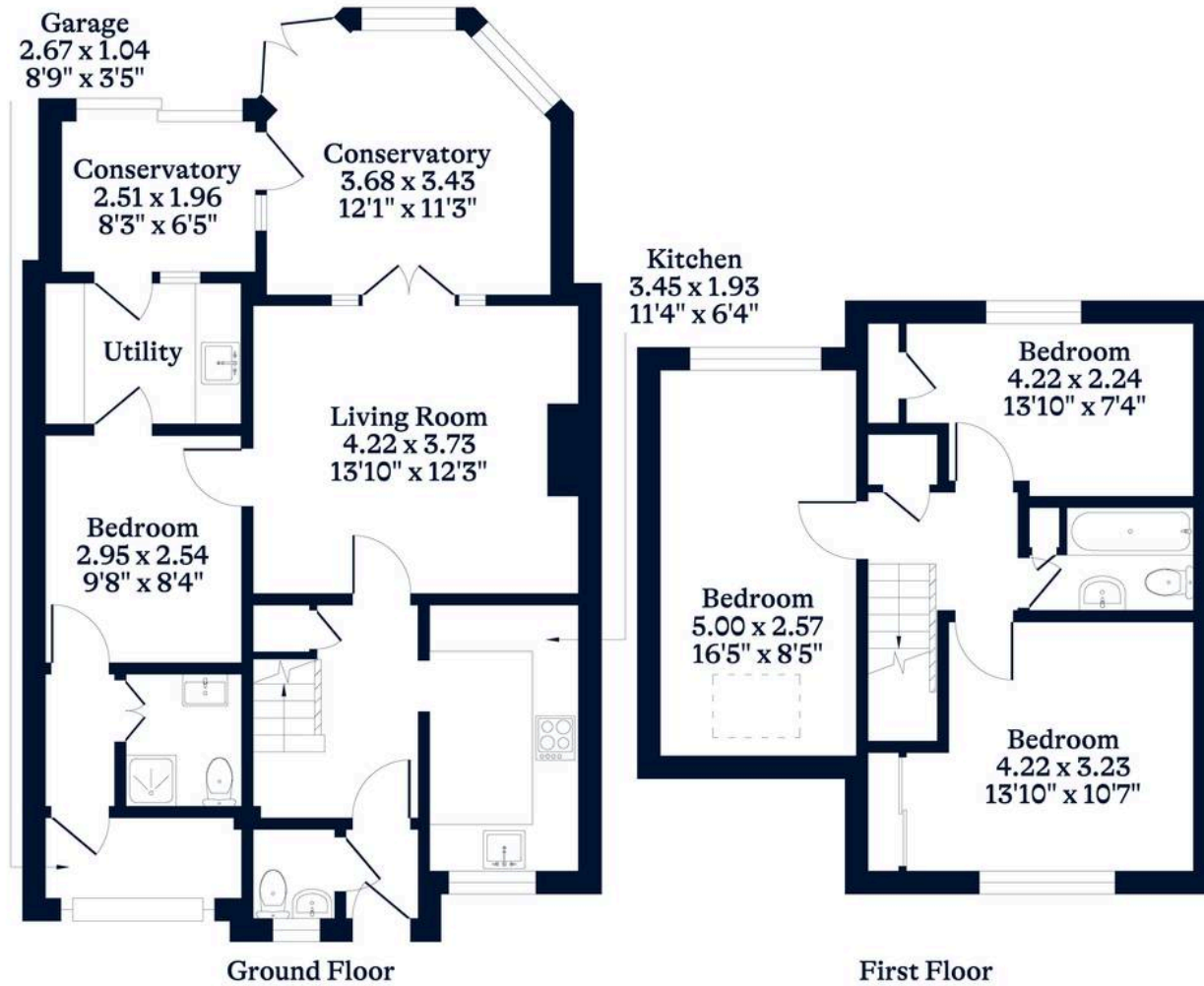
Tenure: Freehold



APPROXIMATE FLOOR AREA
House - 115.62 sq m - 1245 sq ft
Garage - 2.64 sq m - 28 sq ft
Total - 118.26 sq m - 1273 sq ft
(Gross Internal Area)



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.