



10A Green Lane, Windsor, SL4 3SA
£350,000

 **HORLER**

10A Green Lane, Windsor, SL4 3SA

A beautifully presented 2 bed/2 bath first floor flat situated to the west of Windsor, close to local amenities and within walking distance of the the town centre. The property comprises a dual aspect living/dining room, fitted kitchen and two bedrooms (1 with ensuite); allocated and visitor parking.

Don't delay, call our friendly team on 01753 621234 to book a viewing.



Entrance

Below wooden porch half height (2 post) canopy through rigid timber front door to hallway and staircase rising to first floor with a further wood door into apartment with oak flooring, three large storage cupboards (one containing hot water tank and shelving) and doors leading to living/dining room, bedrooms 1 and 2 and bathroom.

Living/Dining Room

With rear aspect UPVC double glazed window, wood flooring, tv, internet and power points, two radiators and plenty space for freestanding dining table and chairs and lounge suite.

Kitchen

Rear aspect UPVC double glazed window, with a range of eye and base level units with complementary work surface and tiled splashback, fitted oven with gas hob and overhead extractor fan, integrated white goods, power points and tiled floor.

Bedroom 1 PLUS Ensuite

With front aspect UPVC double glazed window, radiator, power points and fitted carpet. Ensuite shower room with glass enclosed shower unit, low level wc, pedestal wash hand basin, tiled floor and partially tiled walls.

Bedroom 2

Front aspect UPVC double glazed window, fitted carpet, radiator, fitted wardrobe/storage and power points.

Bathroom

Fitted bath with over head shower, wall hung wash basin, low level wc, heated towel rail and tiled flooring.

Outside Space

At the front of the property is one allocated parking space plus visitor parking bays, mature shrubs and lawn; to the rear of the property a communal green with border and bushes.

General Information

Lease Length Remaining: 105 yrs
Service Charge: Approx. £1500 per year
Ground Rent: Approx. £100 per year
Council Tax Band 'D'

Legal Note

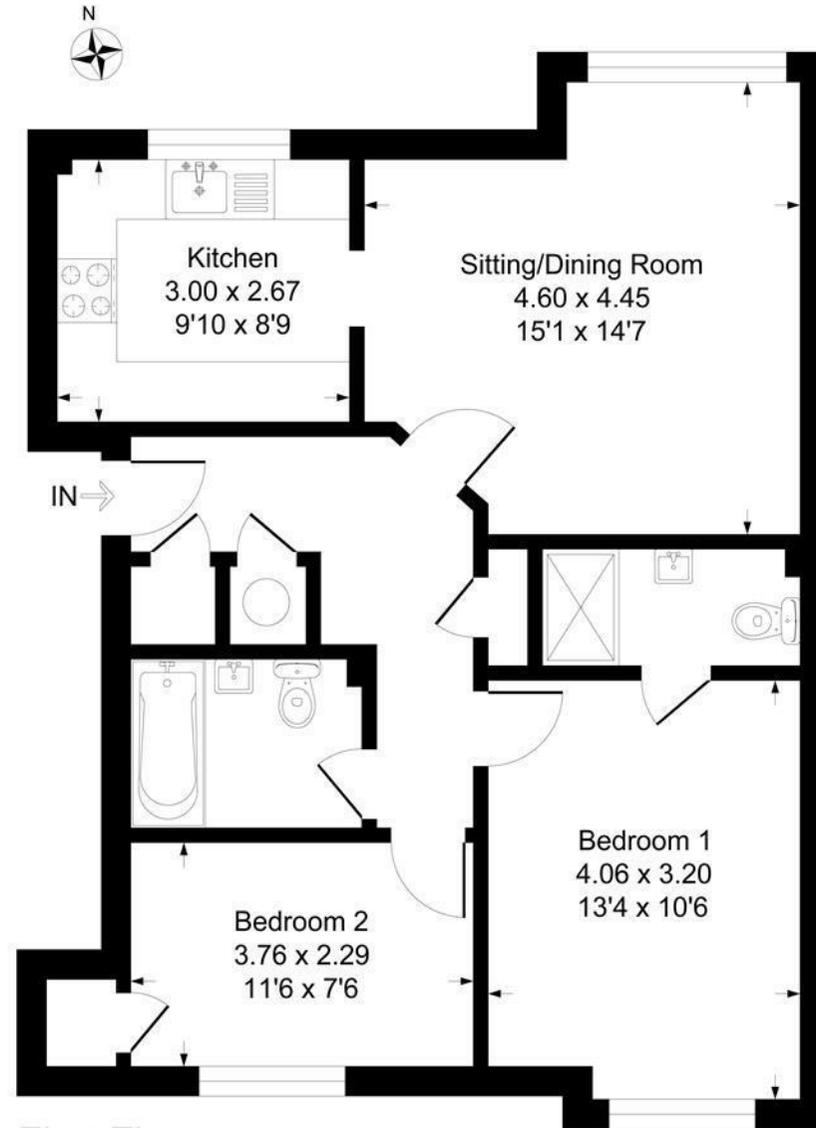
Although these particulars are thought to be materially correct their accuracy cannot be guaranteed and they do not form part of any contract.





Green Lane

Approximate Gross Internal Floor Area = 67.4 sq m / 726 sq ft



First Floor

Illustration for identification purposes only, measurements are approximate, not to scale.