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**HORLER**  
Incorp. Stephen Uren



**19 Greenacre, Windsor, SL4 5LW**  
**£495,000**

Located in Greenacre, Windsor, this delightful semi-detached family home offers a perfect blend of comfort and convenience. With three well-proportioned bedrooms and a thoughtfully designed layout, this property is ideal for families seeking a welcoming environment. Offered with no onwads chain.



## Property Summary

Located in Greenacre, Windsor, this delightful semi-detached family home offers a perfect blend of comfort and convenience. With three well-proportioned bedrooms and a thoughtfully designed layout, this property is ideal for families seeking a welcoming environment.

Upon entering, you are greeted by a spacious entrance hall that features a handy store cupboard. The heart of the home is the expansive open-plan living and dining room, which boasts a lovely feature fireplace, creating a warm and inviting atmosphere. This area seamlessly flows into a bright conservatory that overlooks the secluded rear garden, providing an excellent space for relaxation or entertaining guests.

The separate fitted kitchen is equipped with a range of eye and base level units, complemented by stylish work surfaces and integral appliances. A further door leads from the kitchen to the conservatory, enhancing the connectivity of the living spaces.

On the first floor, you will find two generous double bedrooms, both with built-in storage, alongside a cosy single bedroom. The family shower room is conveniently located to serve all bedrooms, ensuring practicality for everyday living.

The outdoor space is equally impressive, featuring a secluded garden with a patio area, a lush lawn, and a wooden garden shed, perfect for gardening enthusiasts. Additionally, a detached single garage is conveniently located adjacent to the property, providing ample storage or parking options.

The front of the home is equally appealing, with a brick-paved driveway leading to the front door and garage. A small lawn adorned with a beautiful magnolia tree and flower bed adds to the property's curb appeal.

This lovely home is ideally situated close to local amenities, schools, and transport links, making it a fantastic choice for those looking to settle in a vibrant community. Don't miss the opportunity to make this charming property your new family home.

## General Information

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\*\*\*

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO <sub>2</sub> ) Rating		Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO <sub>2</sub> emissions			
England & Wales		EU Directive 2002/91/EC	

