

LANGLEY, Berkshire



EXTENDED VICTORIAN SEMI DETACHED HOME
ENTRANCE HALL : LIVING ROOM : DINING ROOM : KITCHEN WITH BUILT IN APPLIANCES
DOWNSTAIRS BATHROOM : 3 FIRST FLOOR DOUBLE BEDROOMS
REAR GARDEN EXTENDING TO APPROXIMATELY 107' (32.5M)
DOUBLE GLAZING : GAS CENTRAL HEATING : ALARM : OFF STREET PARKING

PRICE...OIRO...£259,950...FREEHOLD

IN ASSOCIATION WITH



SALES & LETTINGS OFFICES:
BOURNE END 1628 522568
SLOUGH 01753 523295
TWYFORD 01189 341000

PROFESSIONAL DEPARTMENT:
Contact 0845 6014206

FINANCIAL SERVICES:
Contact 01753 52671

ASSOCIATED OFFICES IN BURNHAM, IVER AND FARNHAM COMMON



52 Willoughby Road LANGLEY, Berkshire, SL3 8JQ

Situated within walking distance of Langley Village is this extended 3 bedroom semi detached offering, in our opinion, well presented accommodation throughout. An internal viewing is highly recommended to avoid disappointment.

Directions: From Slough town centre proceed in an easterly direction along the A4/London Road towards Langley. At the St Bernards traffic light crossroads turn left onto Langley Road and proceed all the way to the roundabout. Take the 2nd exit on the right onto Langley High Street and then take the 3rd turning on the left. Proceed through the width restrictions taking the next turning on the left where the property will be found on the right hand side.

GROUND FLOOR

COVERED ENTRANCE PORCH with front door to

ENTRANCE HALL

LIVING ROOM 13'2 (4.01m) x 12'4 (3.76m) bay fronted Georgian style double glazed window, double panel radiator, feature gas coal effect fire, television point, built in corner unit, coved ceiling, dado rail

DINING ROOM 12'4 (3.76m) x 12'0 (3.66m) feature fireplace, single panel radiator, coved ceiling, understairs storage cupboard, serving hatch to kitchen

KITCHEN 'L' shaped 13'3 (4.04m) [maximum measurement] x 12'11 (3.94m) [maximum measurement] range of wall and base level units with 5 ring gas hob and cooker hood over, built in electric oven and grill, recess for fridge, recess for freezer, recess and plumbing for automatic washing machine, tiled splashbacks, 2 side aspect double glazed windows, door to rear garden, tiled floor, coved and spotlighted ceiling, electric radiator, serving hatch to dining room

INNER LOBBY providing storage area with sliding door to

BATHROOM suite comprising corner bath with shower attachment, pedestal wash hand basin, low level WC, 2 obscured rear aspect double glazed windows, single panel radiator

FIRST FLOOR LANDING 2 areas of access to loft space which offers scope for development (subject to necessary planning consents), single panel radiator, dado rail, panelled glazed doors to

BEDROOM 1 14'1 (4.29m) x 12'0 (3.66m) 2 front aspect Georgian style double glazed windows, fitted wardrobes and dresser unit, double panel radiator, coved ceiling

BEDROOM 2 11'7 (3.53m) x 9'5 (2.87m) rear aspect Georgian style double glazed window, single panel radiator, coved ceiling

BEDROOM 3 11'7 (3.53m) x 9'5 (2.87m) rear aspect Georgian style double glazed window, single panel radiator, coved ceiling, fitted storage cupboard

OUTSIDE

REAR GARDEN extending to approximately 107' (32.5m) laid to lawn with shingled area, with railway sleepers, tree, shrub and flower borders, pond, side access via gate to front garden, enclosed by wire and panelled fencing and brick built wall

SUMMERHOUSE by separate negotiation 13'7 (4.14m) x 11'10 (3.61m)

TIMBER SHED by separate negotiation

FRONT GARDEN area laid to shingle with brick built pathway and area providing off street parking for one car, enclosed by brick built wall with side access via gate to rear garden

LOCAL AUTHORITY Slough Borough Council

For an appointment to view please contact:

Hunt & Nash
7 Mackenzie Street, Slough
Berks. SL1 1XQ

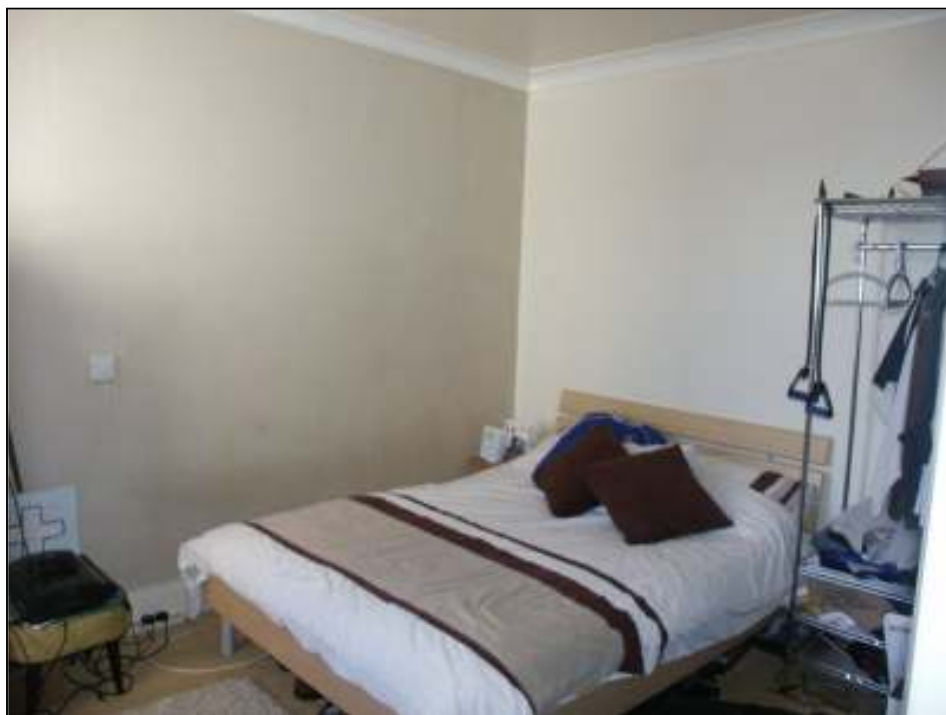
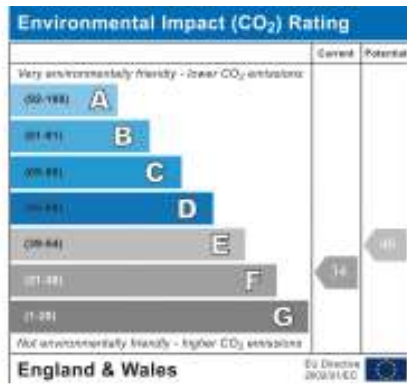
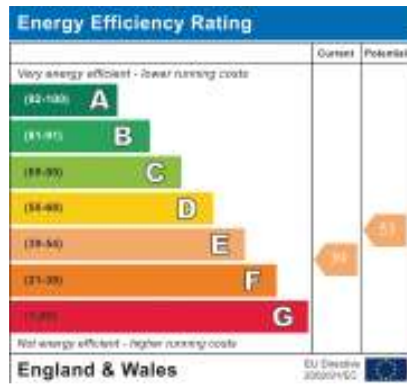
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Note: These particulars are produced in good faith, having been prepared as a general guide. Hunt & Nash give notice that they do not constitute any part of a contract. We have not carried out a survey, nor tested the services, appliances and specific fittings if any. Room sizes should not be relied on for carpets and furnishings.



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