



17 Auckland Close
Maidenhead



**17 Auckland Close
Maidenhead
Berkshire, SL6 8QB**

'A well proportioned family home in convenient location close to the river and town centre'

A much improved, extended and beautifully presented detached family house in a quiet cul-de-sac, a short stroll from the river Thames and less than a mile to the town and station. The property which has three double bedrooms and 2 bathrooms offers well proportioned and versatile living spaces, driveway parking, garage and attractive manageable gardens.

The M4 and M40 motorways are easily accessible providing access to Heathrow and Central London. Rail services to London Paddington are available from Maidenhead Station with an excellent service to London Paddington and directly into the city centre via the Elizabeth Line.

The area offers a wide range of local sports clubs, including tennis, rugby, rowing, and football, as well as several fitness centres. Racing enthusiasts can enjoy events at both Ascot and Windsor. For outdoor lovers, the Thames Path provides scenic walking opportunities, while additional trails can be found in the nearby National Trust woodland at Maidenhead Thicket and Pinkneys Green. Residents benefit from a wealth of nearby amenities, including numerous golf courses, Braywick Leisure Centre, a multiplex cinema, and a variety of shops, cafés, and restaurants. The area is also well served by a selection of highly regarded schools, many rated Good or Outstanding.

EPC Rating: C
Council Tax Band: F

£739,500 FREEHOLD



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Accommodation summary

ENTRANCE HALL

SITTING ROOM

FAMILY ROOM

KITCHEN/BREAKFAST ROOM

OFFICE

CLOAKROOM

UTILITY ROOM

First floor

PRINCIPAL BEDROOM WITH EN-SUITE BATHROOM

TWO FURTHER BEDROOMS

FAMILY BATHROOM

Outside

INTEGRATED GARAGE

LANDSCAPED GARDEN WITH PATIO AREA

OFF STREET PARKING







The approximate total area for the elements of the property represented on the floorplan is 169 SqM (1819 Sq.Ft)

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This floor plan provided by Expert Survey Solutions Ltd is for indicative guidance only. Whilst every attempt has been made to ensure the accuracy of the floor plans contained here, measurements of doors, windows and rooms are approximate and no responsibility is taken for any error, omission or mis-statement. Details shown on this floorplan including all measurements, areas and proportions cannot be guaranteed by either the provider or marketing estate/letting agency and should not be relied upon. If there is any area where accuracy is required, please contact the appropriate agent for clarification.





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