



**STURT GREEN
HOLYPORT**

■ AUCTIONEERS ■
SURVEYORS **PIKE & SMITH KEMP** VALUERS ■
■ ESTATE AGENTS ■

The Gift, Sturt Green Holyport, Berkshire SL6 2JF

“A stylish detached family home in a desirable location”

A truly unique detached house which has been extended, remodelled and refurbished to an extremely high specification and now offers stylish and versatile family accommodation which is complimented by a generous south facing rear garden. The property is located in a semi-rural no through road a short walk from Holyport village green, shops and Holyport College with Maidenhead town and station circa 2 miles away.

EPC Rating: D

GUIDE PRICE: £895,000 FREEHOLD



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Accommodation summary

Ground floor

- RECEPTION HALL - CLOAK ROOM - UTILITY ROOM -

- OPEN PLAN KITCHEN, DINING AND LIVING ROOM -

A stunning light and airy room with large bi-fold doors leading to the garden terrace which has an integrated BBQ area.

- STUDY/RECEPTION ROOM -

- MASTER BEDROOM WITH BUILT IN WARDROBES AND EN-SUITE WET ROOM -

First floor

- 3 FURTHER GOOD SIZED BEDROOMS -

- FAMILY BATHROOM -

- REAR GARDEN -

Attractive landscaped south facing rear garden mainly laid to lawn with mature trees and plant borders and two sheds

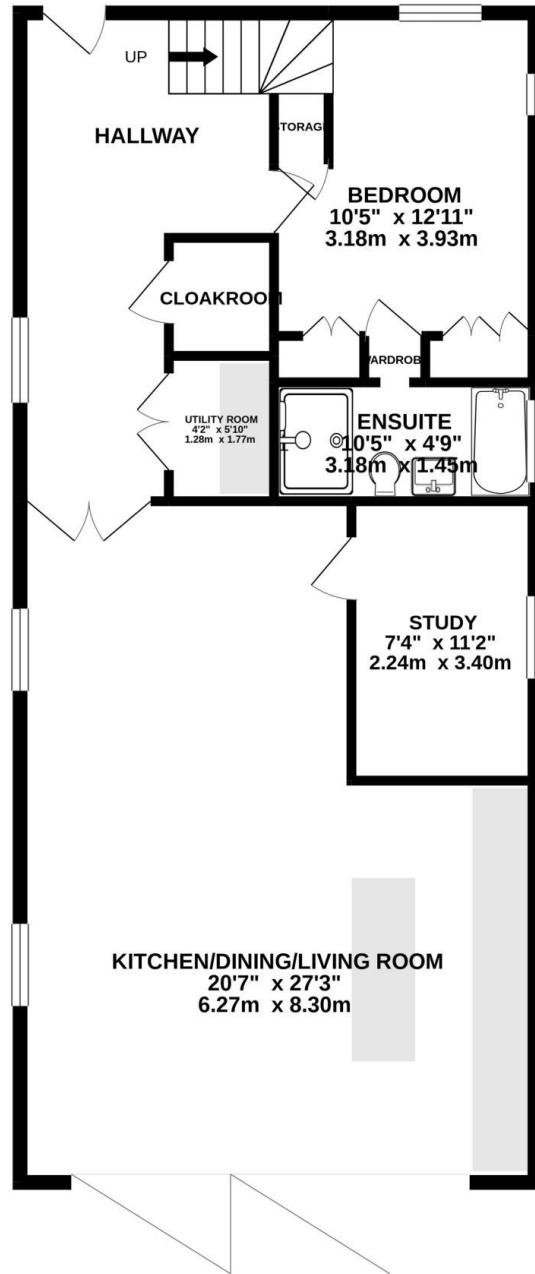
- FRONT GARDEN -

Driveway providing parking for several vehicles as well as access to a secure hard standing area for parking.

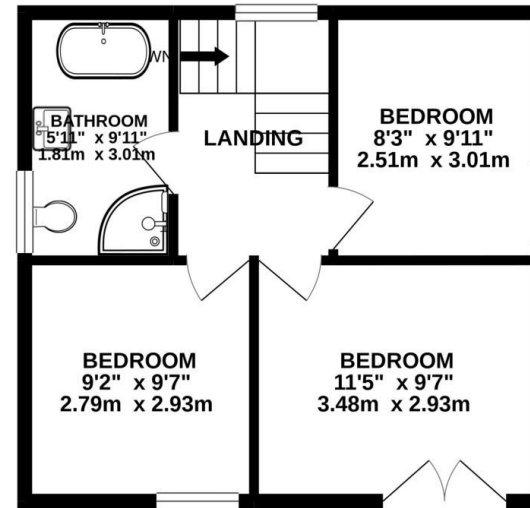




GROUND FLOOR
961 sq.ft. (89.3 sq.m.) approx.



1ST FLOOR
401 sq.ft. (37.3 sq.m.) approx.



TOTAL FLOOR AREA : 1363 sq.ft. (126.6 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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DIRECTIONS: Proceed South out of Maidenhead along the Braywick/Windsor Road (A308) for about one mile and take the third exit off the roundabout onto the A330 Ascot Road. Proceed through Holyport and take the first turning on the right after passing Holyport village green into Sturt Green where the property is on the left after a short distance.