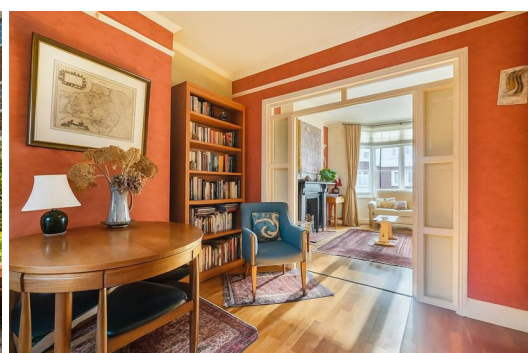




HARDINGS



Beaumont Road
Guide Price £800,000





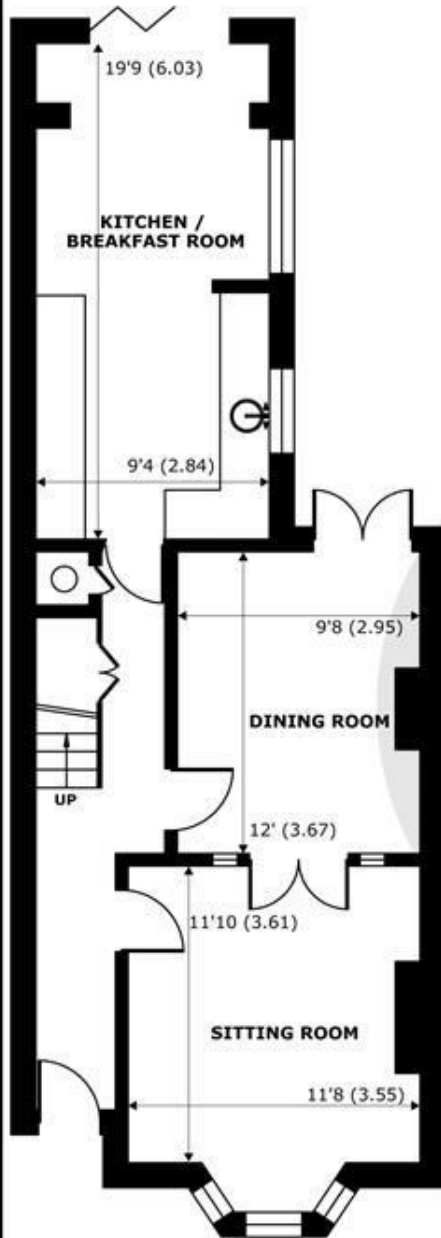
A very attractive and well presented 4 bedroom period villa located on a popular residential road, just short walk to the shops, restaurants and British Rail links to London. Remodelled by the current owners to create a fourth bedroom in the loft with an en-suite cloakroom, the property further benefits from a kitchen/breakfast room, low maintenance garden and potential to do the side return extension (STPP).

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		78
(55-68) D	65	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC 	

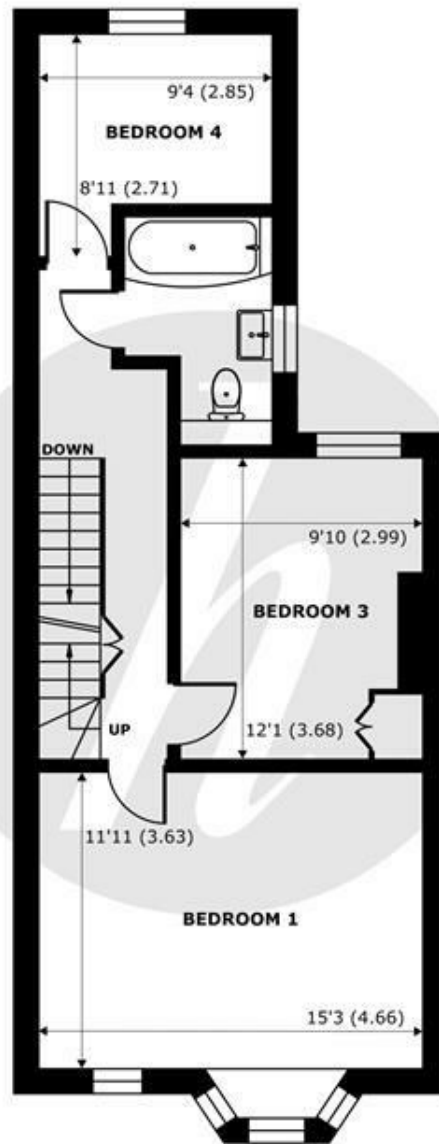
Features

- Four Bedroom Period Villa
- Kitchen/Breakfast Room
- Central Location, Close to Shops, Restaurants and Mainline Rail Links to London
- Beautiful Period Features
- Loft Conversion (4th bedroom)
- Low Maintenance Garden
- Double Reception Room
- Potential to extend (STPP)

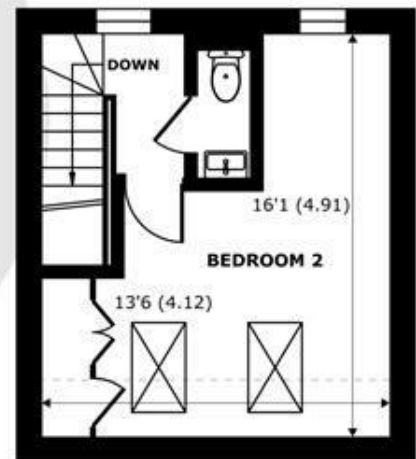
Denotes restricted
head height



GROUND FLOOR
abt 687 SQFT (63.8 SQMT)



FIRST FLOOR
abt 657 SQFT (61 SQMT)



SECOND FLOOR
abt 287 SQFT (26.7 SQMT)

Beaumont Road, Windsor, SL4

Approximate Internal Area = 1327 sq ft / 123.2 sq m

Approximate External Area = 1631 sq ft / 151.5 sq m

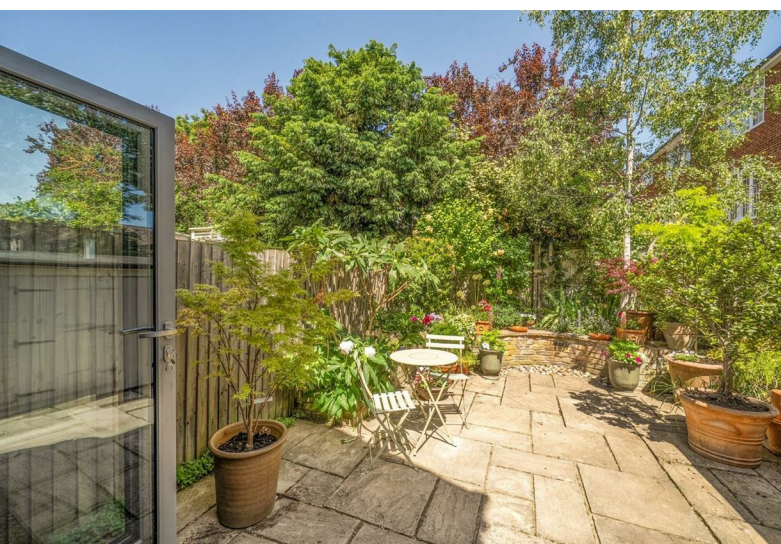
Limited Use Area(s) = 32 sq ft / 2.9 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition,
Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2025.
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