



HARDINGS



Bolton Road
Price Guide £1,250,000






This impressive detached family home has been recently renovated and extended throughout, offering stylish and versatile accommodation ideally suited to modern family living.

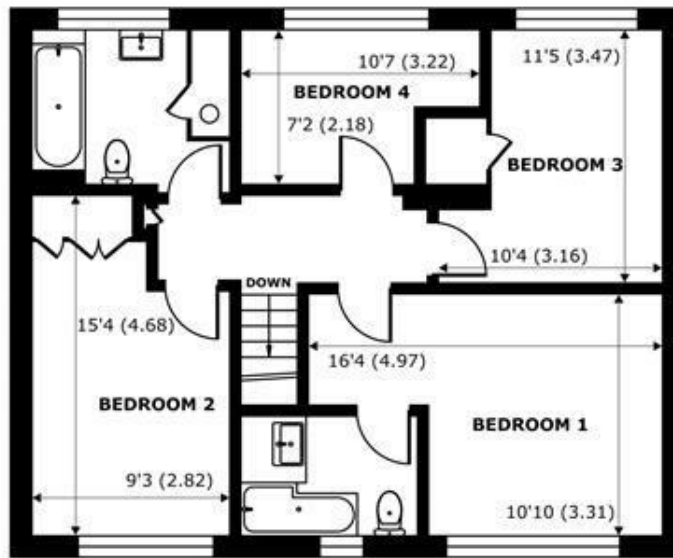
The heart of the home is a spacious open-plan living area, complemented by a separate front reception room ideal as a snug, formal sitting room, home office or currently being used as a home cinema room. An annexe provides excellent flexibility, whether for guests, multigenerational living, independent working or a lucrative short term rental income via Air B&B. Upstairs, the property offers four well-proportioned bedrooms served by two contemporary bathrooms, all finished in a modern style.

Externally, the home truly stands out with its beautifully landscaped, private garden, featuring a plunge pool and multiple areas for relaxing and entertaining. Side access adds everyday practicality, while to the front there is off-street parking for multiple vehicles. The property also benefits from planning permission to extend further, offering future potential if desired.

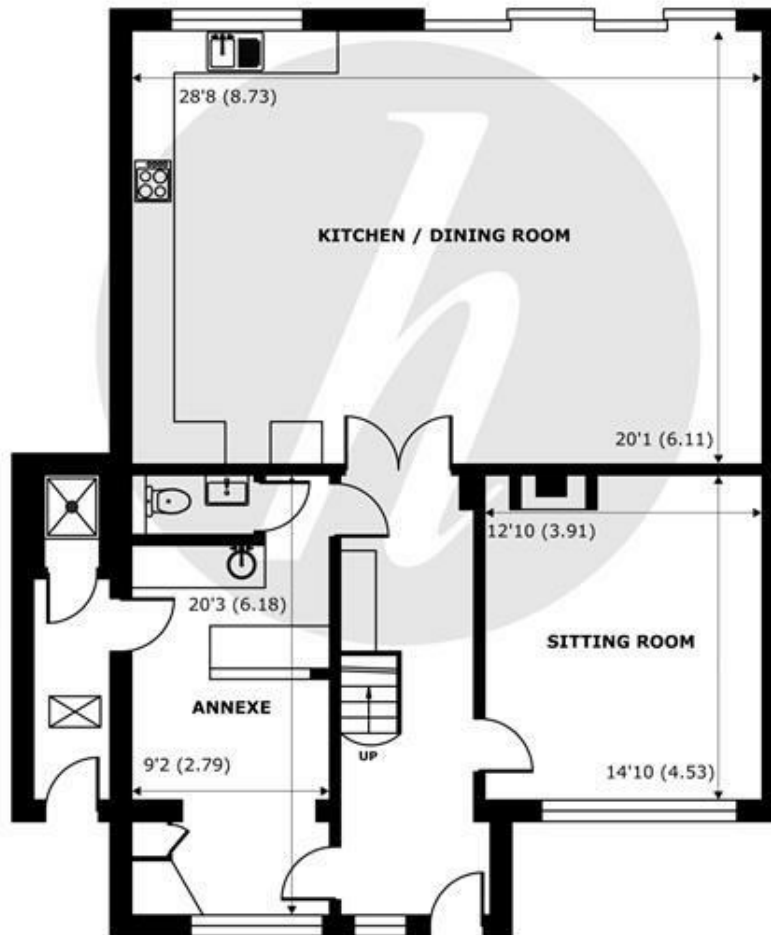
Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E		43	60
(21-38) F			
(1-20) G			
<i>Not energy efficient - higher running costs</i>			
England & Wales		EU Directive 2002/91/EC 	

Features

- Detached Family House
- Planning Permission to Extend Further
- Further Front Reception Room
- Four Bedrooms
- Large Private Garden
- Recently Renovated & Extended Throughout
- Open Plan Living
- Annexe
- Two Bathrooms
- Off Street Parking for Multiple Cars



FIRST FLOOR
abt 789 SQFT (73.3 SQMT)



GROUND FLOOR
abt 1042 SQFT (96.8 SQMT)

Bolton Road, Windsor, SL4

Approximate Internal Area = 1605 sq ft / 149.1 sq m

Approximate External Area = 1831 sq ft / 170.1 sq m

Annexe = 254 sq ft / 23.5 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 2026.
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