



# HARDINGS




Albany Road  
Asking Price £450,000





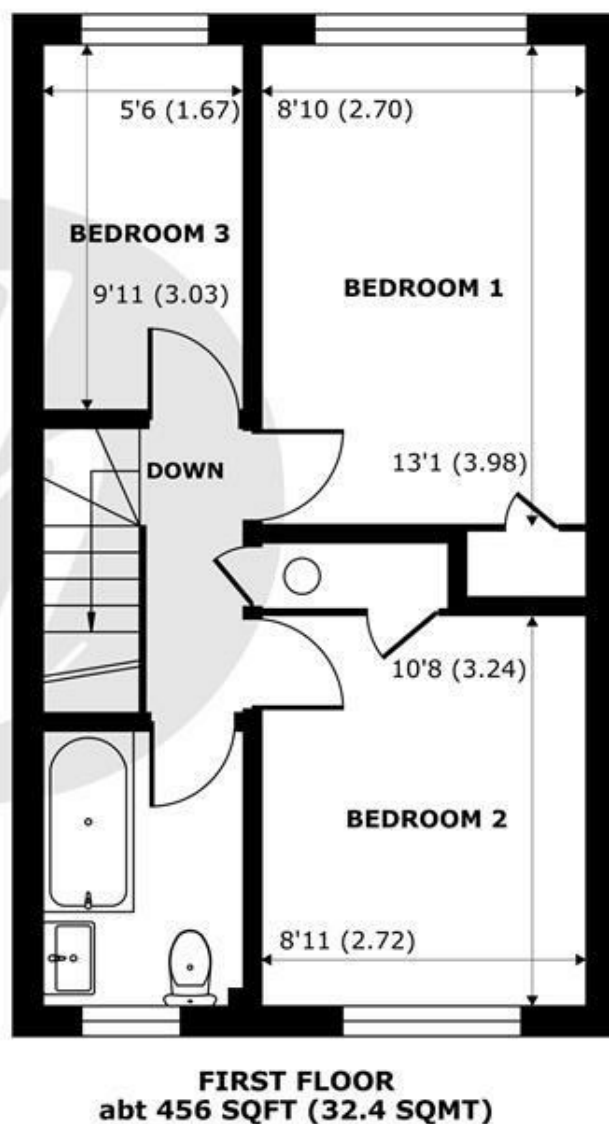
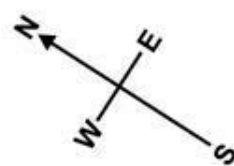
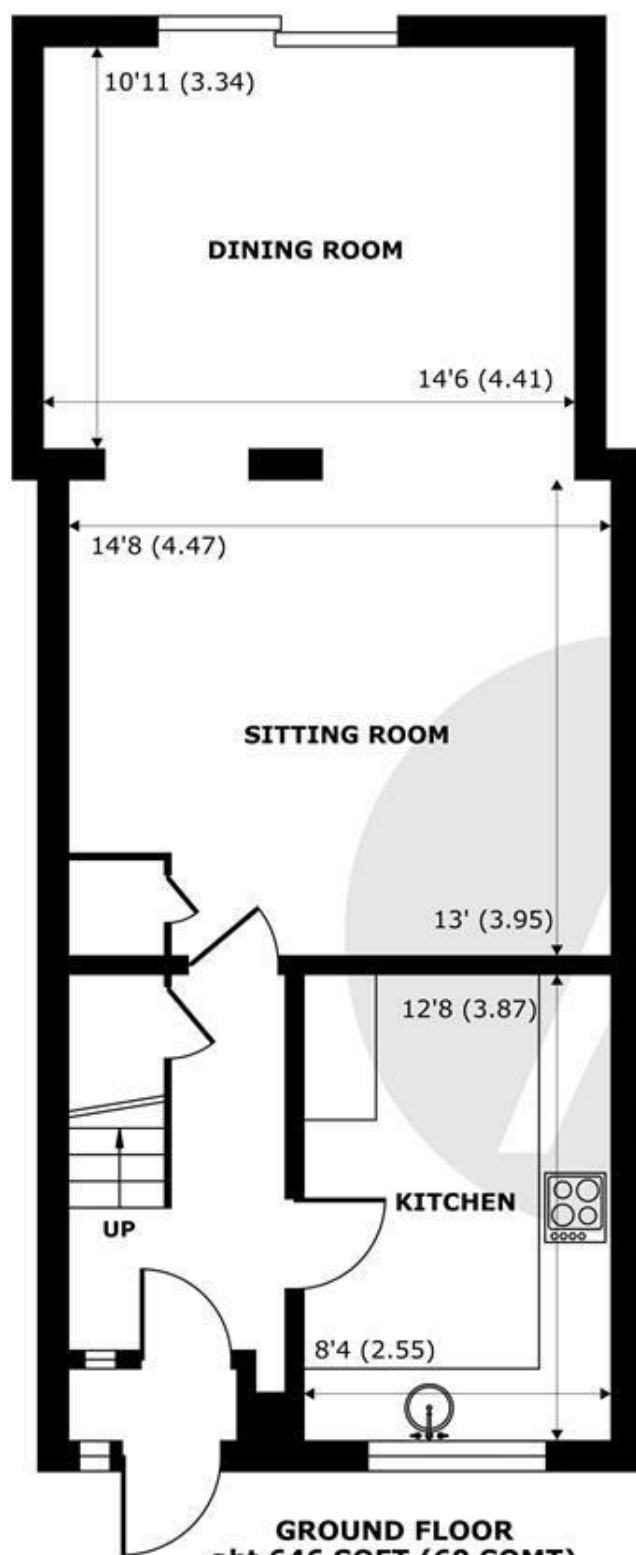


This property presents an excellent opportunity for someone to refurbish and modernise. Featuring a separate kitchen, a spacious reception/dining room with access to the garden, and with the added benefit of a front garden. With potential for extension (subject to planning permission), this home offers ample scope to create a fantastic family space. Offered to the market with no onward chain.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		<b>85</b>
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>	<b>61</b>	
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC 

## Features

- Three Bedrooms
- Front & Rear Garden
- Reception/ Dining Room
- Potential to Extend (STPP)
- In Need of Modernisation
- Mid- Terraced Home
- Garage
- Separate Kitchen
- No Onward Chain



## Albany Road, Windsor, SL4

Approximate Internal Area = 942 sq ft / 87.5 sq m

Approximate External Area = 1102 sq ft / 102.4 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). Produced for Hardings. REF: 1263829







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