



# HARDINGS



Hawtrey Road  
Guide Price £1,250,000







A luxurious 4 bedroom, 2 bathroom end of terrace townhouse located on a quiet residential road in the very heart of Windsor town centre, just a short stroll to Windsor Castle, the Long Walk and all the amenities Windsor town centre has to offer. Beautifully modelled to a high specification, the property features a fabulous open plan kitchen/dining/family room with bifold doors leading onto a pretty walled garden perfect for al-fresco entertaining, rear access, detached garage with driveway parking for 2 cars and elegant first floor sitting room with Juliet balcony. The property is offered to the market chain free.

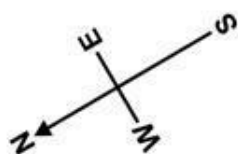
Viewing Day: Saturday 23rd July 11am-2pm Please contact us to arrange an appointment

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
	79	87
England & Wales		EU Directive 2002/91/EC

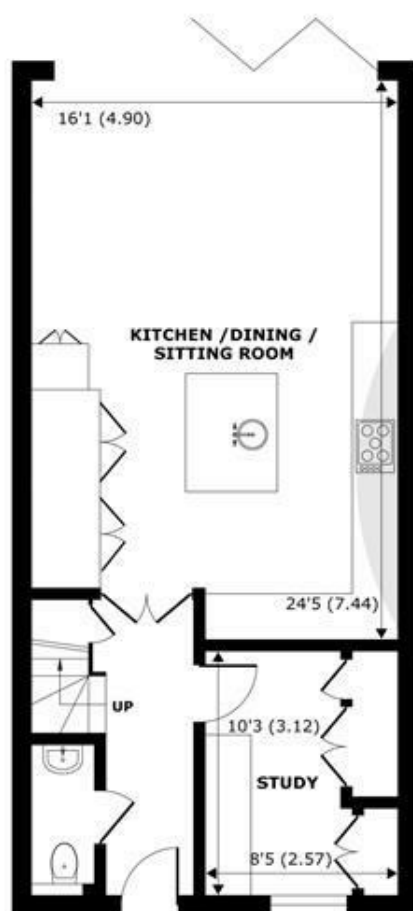
## Features

- 4 Bedroom Luxurious Townhouse
- Close to Long Walk and Windsor Castle
- Stunning Open Plan Kitchen/Dining Room with Bi-Fold doors Leading to Garden
- Ground Floor Study with Ample Built in Storage
- Popular Development on Quiet Residential Road
- Located in the Heart Windsor Town Centre
- 2 Bathrooms + Cloakroom
- Private Walled Garden Perfect for Al Fresco Entertaining & With Rear Access
- Detached Garage & Driveway Parking
- Beautifully Presented Throughout

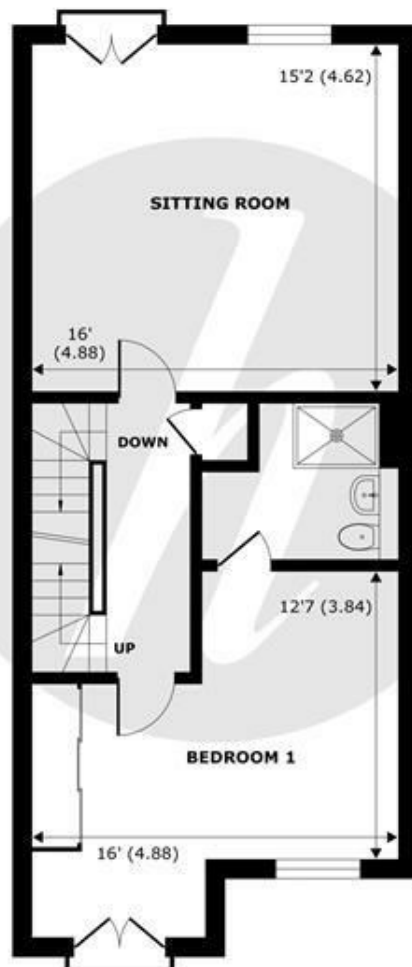




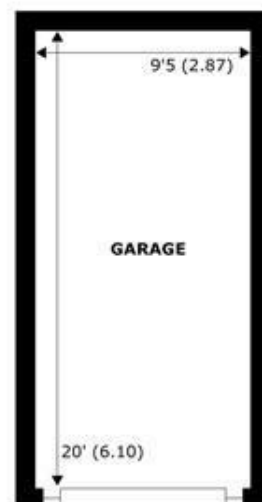
Denotes restricted head height



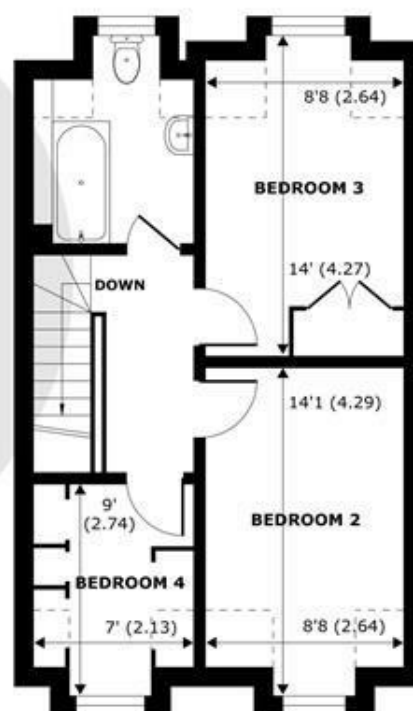
**GROUND FLOOR**  
abt 658 SQFT (61 SQMT)



**FIRST FLOOR**  
abt 690 SQFT (64 SQMT)



**GARAGE**  
abt 240 SQFT (22 SQMT)



**SECOND FLOOR**  
abt 524 SQFT (49 SQMT)

## Hawtrey Road, Windsor, SL4

Approximate Internal Area = 1562 sq ft / 145 sq m (Exclude Garage)

Approximate External Area = 1872 sq ft / 174 sq m (Exclude Garage)

Limited Use Area(s) = 43 sq ft / 4 sq m

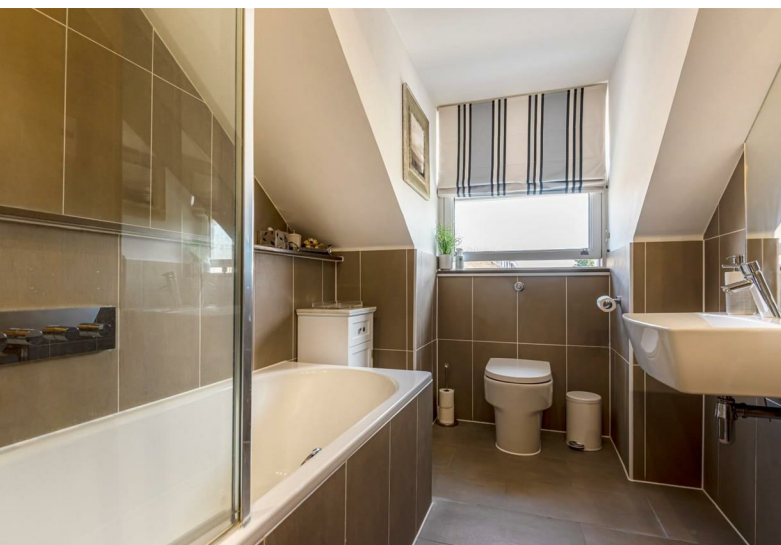
For identification only - Not to scale



Certified  
Property  
Measurer

Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2022. Produced for Hardings. REF: 875065





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