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# Huntsmans Meadow, Ascot

OSBORNE HEATH



# A four double bedroom, four bathroom detached family home in a gated cul-de-sac close to Ascot racecourse, with a driveway, double garage and a south facing garden.

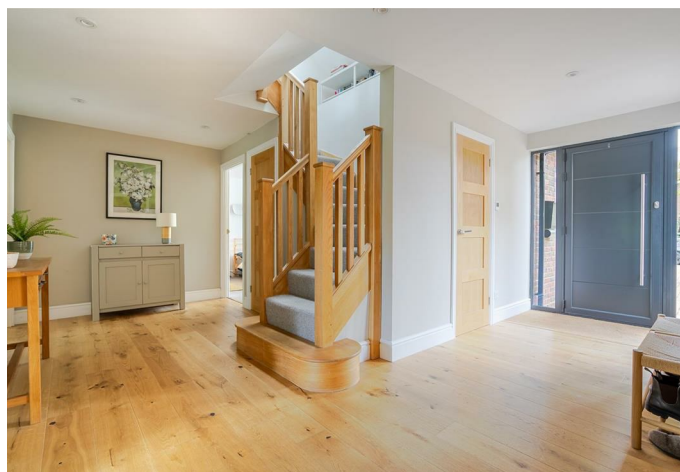
On the ground floor there is a living room, modern kitchen with feature island, dining area and pantry, utility room, study, gym, home office, downstairs WC and a double bedroom with an en suite shower room

The first floor has three double bedrooms which all have built-in wardrobes and en suites.

Outside the home has driveway, double garage and a side access to the secluded south facing rear garden.

Huntsman's Meadow is a gated cul-de-sac close to Ascot Racecourse. Nearby schools include Charters, Heathfield, Lambrook, LVS, Papplewick and St Francis. The nearest train station is Ascot where services run to London, Reading and Guildford. By road Ascot is convenient for the M3, M4, M25 and Heathrow Airport. Other than Ascot Racecourse other local places of interest include The Berkshire Golf Club, Coworth Park, Guards Polo Club, Legoland, The Lexicon, Sunningdale Golf Club, Swinley Forest Golf Club, Wentworth Club, Windsor Castle and Windsor Great Park.

EPC rating C. Council Tax band G.







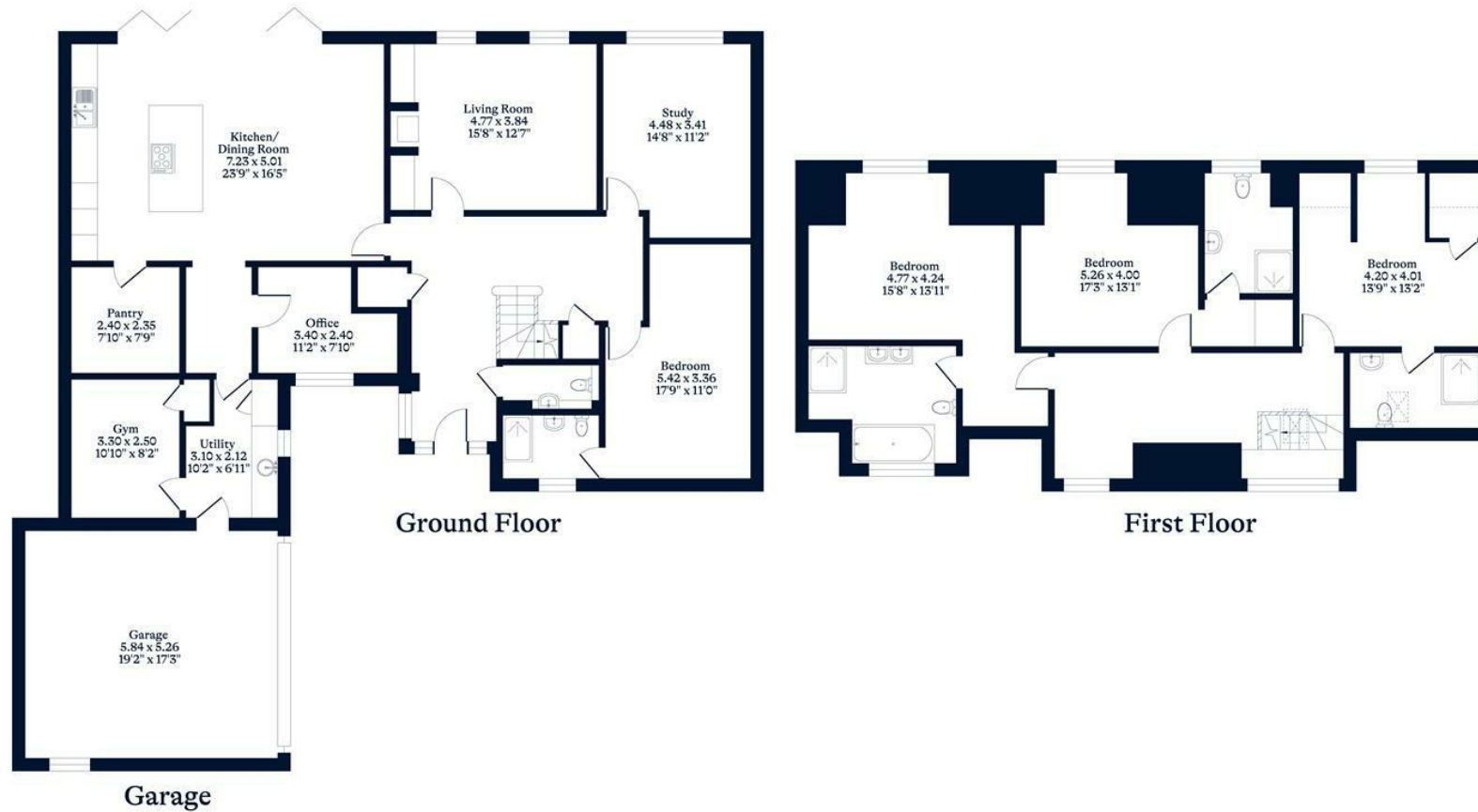
#### APPROXIMATE FLOOR AREA

House - 254.03 sq m - 2734 sq ft  
Garage - 30.71 sq m - 331 sq ft  
Total - 284.74 sq m - 3065 sq ft  
(Gross Internal Area)

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#### NOT TO SCALE

This plan is for illustration purposes only



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This floor plan has been created by Property Shoot Ltd following the RICS code of measuring and is for indicative guidance only. Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows and rooms are approximate and no responsibility is taken for any error, omission or misstatement. Details shown on this floorplan, including all measurements, areas and proportions cannot be guaranteed by either the provider or estate agency and should not be relied upon.

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