





BADER GARDENS

CIPPENHAM, SL1 9DJ

£170,000

NEWLY RENOVATED ONE BEDROOM GROUND FLOOR MAISONETTE offering stylish, low-maintenance living and an excellent opportunity for first-time buyers and investors alike. Beautifully presented throughout, this attractive home benefits from a 957-year lease, just £50 per annum ground rent, no service or maintenance charges, and is

Cameron King are pleased

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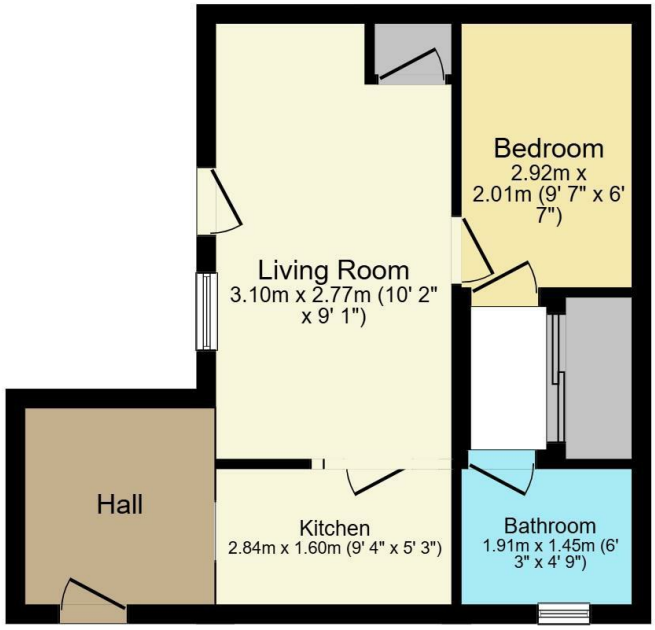
Bader Gardens, Cippenham



Floor Plan

offered to the market with no onward chain.

The accommodation comprises a bright and spacious living room, a modern fully fitted kitchen with appliances, a generous bedroom, and a contemporary bathroom. Further benefits include double glazing throughout and an allocated parking space.

Ideally situated with excellent access to the M4 motorway, the property is just a 5-minute walk from Asda Superstore and within easy reach of local amenities, transport links, and nearby business parks, making it an ideal choice for commuters.

An excellent opportunity for both owner-occupiers and investors, with an estimated rental income of approximately £1,100 per calendar month.

Early viewing is highly recommended to fully appreciate all this property has to offer.

- **Long 957-year lease**
- **No service or maintenance charges**
- **Ground rent: £50 per annum**
- **Excellent access to the M4 motorway**
- **No onward chain**
- **Newly Renovated**





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