Waterman

Established 1990

93 Farm Road, Maidenhead, SL6 5JQ

£565,000 Freehold

CHAIN FREE. A three-bedroom semi-detached chalet-style bungalow, ideally located in Maidenhead within the catchment area for Newlands School, just a short walk away. The property includes a garage and a large driveway and is conveniently close to local shops, the Elizabeth Line station, and Maidenhead town centre

Side Entrance Door

Entrance Hall

Bedroom

Bathroom
Fitted bathroom with shower, WC, pedestal wash basin, heated towel rail, fully tiled

Kitchen
Fitted with wooden units and plenty of storage, stainless steel sink, tiled splashbacks, integrated double oven and fridge/freezer, gas hob with extractor fan above, space for washing machine, door to garden, new wifi controlled boiler, tiled flooring

Living/ Dining Room
With real wood flooring, fireplace, double aspect, sliding patio doors to conservatory

Conservatory
Patio doors leading to enclosed rear garden, tiled flooring

Landing
Storage cupboard with slatted shelves

Double Bedroom
Storage cupboard

Bedroom
Built in wardrobe

WC
WC, wash basin

Outside
To the front the garden is laid to lawn with driveway/off road parking for a number of cars leading to garage. Side access leading to rear garden laid to lawn with patio area

Garage

Floor Plan

Approximate Floor Area = 104.4 sq m / 1123 sq ft
Garage = 11.7 sq m / 125 sq ft
Total = 116.1 sq m / 1248 sq ft
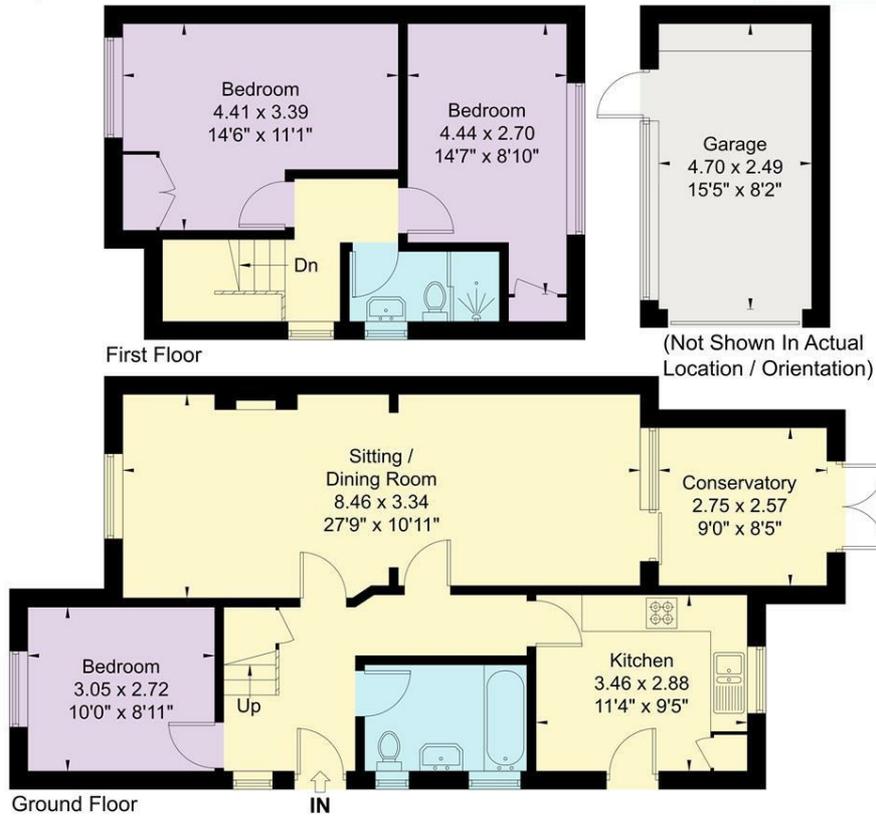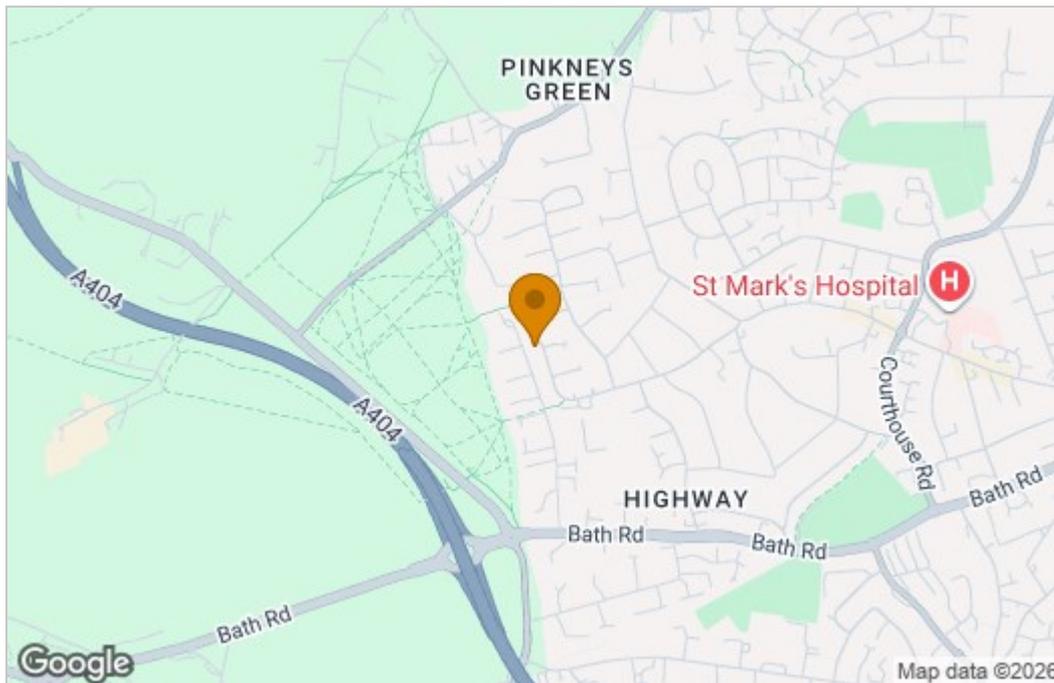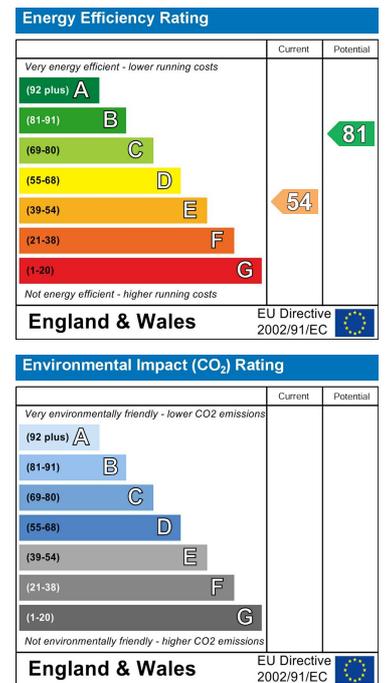
Farm Road

Waterman
Established 1990

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First Floor

Bedroom
4.41 x 3.39
14'6" x 11'1"

Bedroom
4.44 x 2.70
14'7" x 8'10"

Dn

Garage
4.70 x 2.49
15'5" x 8'2"

(Not Shown In Actual
Location / Orientation)

Ground Floor

Sitting /
Dining Room
8.46 x 3.34
27'9" x 10'11"

Conservatory
2.75 x 2.57
9'0" x 8'5"

Bedroom
3.05 x 2.72
10'0" x 8'11"

Up

Kitchen
3.46 x 2.88
11'4" x 9'5"

IN

Illustration for identification purposes only,
measurements are approximate, not to scale.

Area Map

Energy Efficiency Graph

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		81
(69-80) C		
(55-68) D		
(39-54) E	54	
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		

England & Wales — EU Directive 2002/91/EC

Environmental Impact (CO$_2$) Rating

	Current	Potential
Very environmentally friendly - lower CO2 emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO2 emissions		

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