



SIMMONS & SON



Hatton Avenue, Slough, SL2 1NE

Offers In Excess Of £500,000 Freehold

Located in Hatton Avenue, Slough, this charming three-bedroom end terrace family home presents an excellent opportunity for those seeking a comfortable and spacious living environment. The property boasts a well-thought-out layout, featuring two bathrooms that cater to the needs of modern family life.

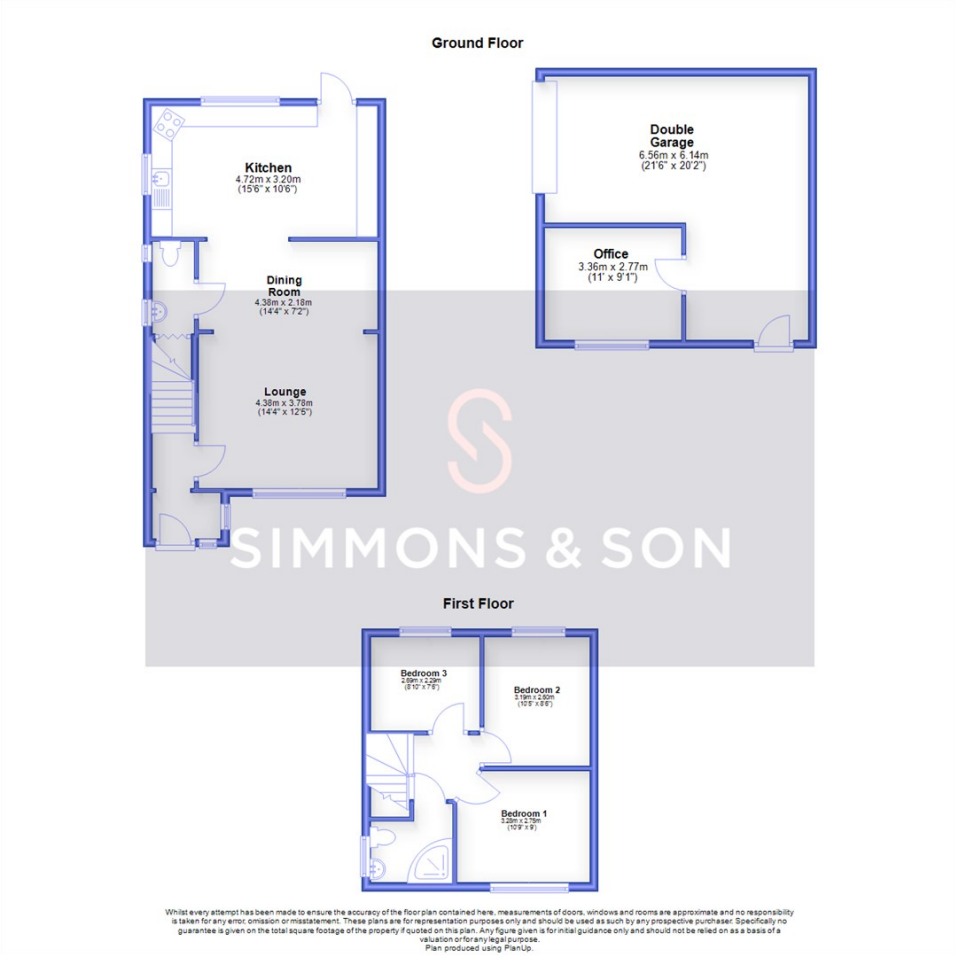
One of the standout features of this home is its potential for extension, subject to planning permission. This offers the new owners the chance to personalise and expand the living space to suit their individual requirements. The property has already been extended and includes an outbuilding, which can serve various purposes, whether as a home office, gym, or additional storage.

Convenience is key, as this residence is situated close to local schools and amenities, making it an ideal choice for families. The surrounding area offers a blend of community spirit and accessibility, ensuring that all essential services are within easy reach.

In summary, this three-bedroom end terrace home on Hatton Avenue is a fantastic opportunity for families or individuals looking to invest in a property with great potential. With its spacious layout, extended features, and proximity to local conveniences, it is a must-see for anyone seeking a new home in Slough.



Hatton Avenue, Slough, Berkshire, SL2 1NE



- Three Bedroom End Terrace Family Home
- Family Bathroom & Downstairs Cloak Room
- Double Garage
- Potential To Extend Further STPP
- Close to Local Schools & Amenities
- Close to M4 & M40 Motorway Junctions
- Well Presented Throughout
- EPC : TBC
- Driveway Parking
- Council Tax Band : C



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(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 CO ₂ 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 CO ₂ emissions		
England & Wales		
EU Directive 2002/91/EC		

These particulars are intended as a general guide only and do not constitute any part of an offer or contract. All descriptions, dimensions, references to condition and necessary permissions for use and occupation, and other details are given without responsibility. Intending purchasers or tenants should satisfy themselves as to the accuracy of all statements and representations before entering into any agreement. We have not carried out a survey or checked the services, appliances or fixtures and fittings. Room dimensions should not be relied upon for carpets or furnishings. No employee or partner of B Simmons & Son has authority to make or give any representation or warranty in relation to the property. All negotiations for this purchase must be made through B Simmons & Son.