



16 Ilex Close, Englefield Green, TW20 0TH

£420,000

# 16 Ilex Close, Englefield Green, TW20 0TH

## Investment Buyers!

A fantastic opportunity to acquire this extended five-bedroom investment property, ideally positioned in a quiet residential cul-de-sac within the heart of Englefield Green. Generating an attractive rental income of £2,700 per calendar month, this substantial property offers an excellent ready-made investment with strong demand from the local student and professional rental market.

This modernised end of terrace home, offered with flexible and spacious living accommodation, comprising five well-proportioned bedrooms, a family bathroom, additional shower room, spacious communal living areas and a modern fitted kitchen. The property has been well-maintained by the current landlord and a combination boiler was fitted around approximately 2-3 years ago.

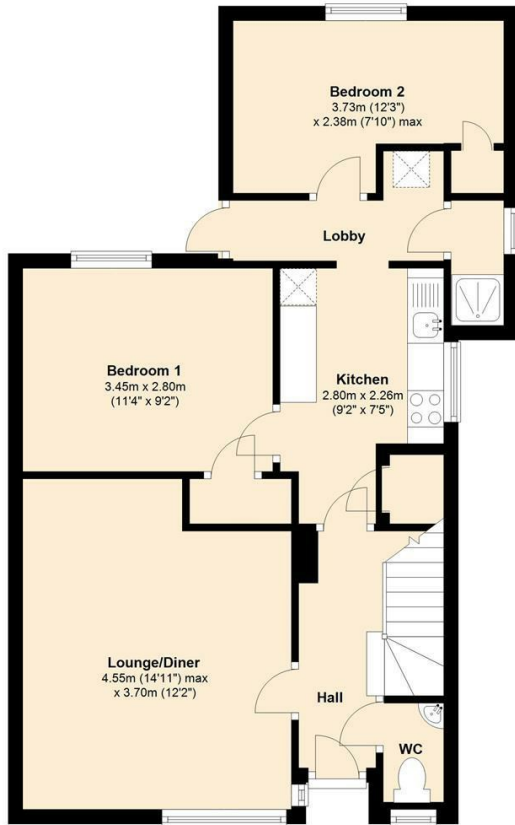
Conveniently located within walking distance of Royal Holloway University, local shops, restaurants and everyday amenities, the property also enjoys easy access to the beautiful Windsor Great Park. This is an ideal investment opportunity offering both immediate income and long-term growth potential in a highly sought-after location.



# Floor Plan

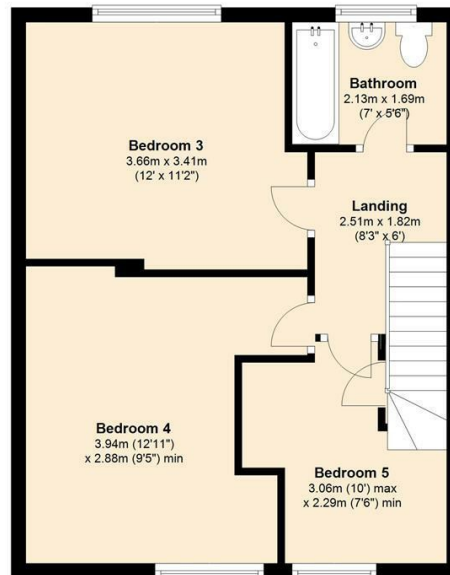
## Ground Floor

Approx. 55.9 sq. metres (602.1 sq. feet)



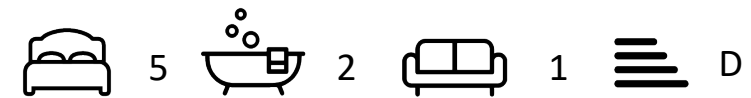
## First Floor

Approx. 43.4 sq. metres (467.2 sq. feet)



## Features

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Tenure - Freehold Council Tax Band - D

