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PRICE: £ 300,000 SHARE OF FREEHOLD

**RAY PARK AVENUE, MAIDENHEAD
BERKSHIRE SL6 8DY**

Located in the sought-after River area of Maidenhead, a spacious two double bedroom first floor apartment which is offered for sale with NO ONWARD CHAIN. The property features a living room with balcony, kitchen/dining area, allocated parking, garage, outside storage shed and access to stunning communal gardens. The property would now benefit from some cosmetic improvement and would make an ideal first time or investment purchase.

***SECURITY ENTRY PHONE SYSTEM *STAIRCASE RISING TO FIRST FLOOR *LIVING ROOM WITH ACCESS TO BALCONY *KITCHEN/DINING AREA *TWO DOUBLE BEDROOMS *BATHROOM *DOUBLE GLAZING *UNDERFLOOR HEATING *GARAGE IN BLOCK *ALLOCATED PARKING *DELIGHTFUL COMMUNAL GARDENS *POTENTIAL TO IMPROVE *NO ONWARD CHAIN *EPC RATING D**



DIRECTIONS

Proceed east out of Maidenhead along the A4 Bath Road towards Maidenhead Bridge and turn left immediately before the Texaco petrol station into Ray Park Avenue. Continue along over the first set of crossroads and the property will be found after a short distance on the right hand side, clearly marked by our 'For Sale' board.

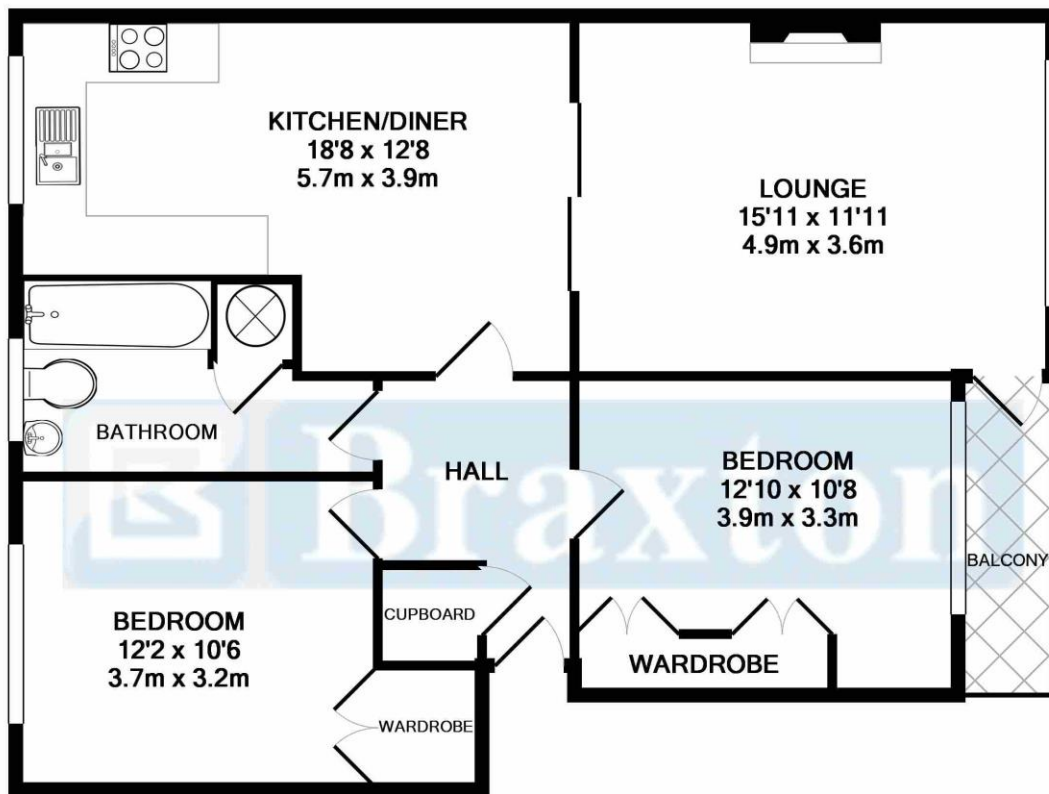
ACCOMMODATION





For clarification we wish to inform prospective purchasers that we have prepared these sales particulars as a general guide. We have not carried out a detailed survey nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets, furnishings and appliances. Whilst these particulars are believed to be correct their accuracy is not guaranteed and are given without responsibility. They do not form part of any contract.

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TOTAL APPROX. FLOOR AREA 818 SQ.FT. (76.0 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given
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