



54 BIRDWOOD ROAD, MAIDENHEAD, BERKSHIRE, SL6 5AP

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GUIDE PRICE £1,195,000
FREEHOLD

A particularly spacious four double bedroom detached family home, positioned on a generous plot on this popular residential road, close to Newlands Girls School. This stunning modern property was built in 2019 to a high specification & finish featuring a large living/family/dining room with access via bi-fold doors on to the garden, generous fully fitted kitchen, and a good size study/playroom on the ground floor. Upstairs, the first floor offers three double bedrooms (one with en-suite), and a family bathroom and the added bonus of a large double bedroom with en-suite on the 2nd floor. Outside offers driveway parking for several vehicles and a really good size rear garden featuring a modern insulated garden room/home office. The property lies in the heart of a much sought-after residential location, approximately 1.5 miles west of Maidenhead town centre and train station (Elizabeth Line).

***HIGH SPECIFICATION FINISH THROUGHOUT**
***KITCHEN/BREAKFAST ROOM** ***LARGE LIVING/DINING ROOM** ***GOOD SIZE STUDY**
***MAIN BEDROOM WITH EN-SUITE SHOWER ROOM** ***TOP FLOOR GUEST ROOM WITH EN-SUITE** ***TWO FURTHER BEDROOMS & LUXURY BATHROOM** ***GENEROUS REAR GARDEN WITH LARGE GARDEN ROOM/HOME OFFICE**
***DRIVEWAY PARKING FOR SEVERAL VEHICLES** ***CLOSE TO NEWLANDS SCHOOL**
***CONVENIENT FOR TOWN CENTRE** ***EPC RATING B** ***COUNCIL TAX BAND G**





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.

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