



A modern executive apartment in an exclusive gated development.

**Ascot Place, Windsor Road, Ascot, Berkshire, SL5**

£1,675 pcm plus fees apply, Unfurnished  
Available from 7 December





- 2 double bedrooms
- Open plan kitchen/dining/living room
- 2 bathrooms (1 en suite)
- Underground parking & communal grounds
- Available 7 December

#### Local Information

Ascot High Street offers a range of shops for daily needs, with a further choice of independent, specialist shops in Sunninghill and Sunningdale, along with a major supermarket. The towns of Windsor, Guildford, Camberley and Reading offer a greater choice of retail facilities along with theatre, cinema and leisure complexes. Locally, there is a good choice of restaurants, gastro pubs and wine bars.

Rail services to London (Waterloo) are available from Ascot or Sunningdale stations. The M3 can be accessed at J3, the M25 at J13 leading to Heathrow Airport and Terminal 5, the M4, central London and the motorway network beyond.

Sporting facilities in the area include the golf clubs of Wentworth, Sunningdale, Swinley Forest and The Berkshire, racing and polo fixtures are held at the world famous Ascot Race Course and Smith's Lawn. Health clubs locally include Wentworth Club, Coworth Park Hotel Spa, Pennyhill Park Health Club and Spa, and the MacDonald Berystede.

#### About this property

This is a well laid out modern apartment on the first floor of a beautiful development in a central Ascot location. The property benefits from modern and high quality fixtures and fittings throughout. There is a large bright reception room, fully integrated kitchen and dining area, two large double bedrooms, two bathrooms (one en-suite) and private underground parking. The apartment has wood flooring throughout, under floor heating in both bathrooms and double glazing throughout. There is additional storage space within the car parking area.

#### Furnishing

Unfurnished

#### Local Authority

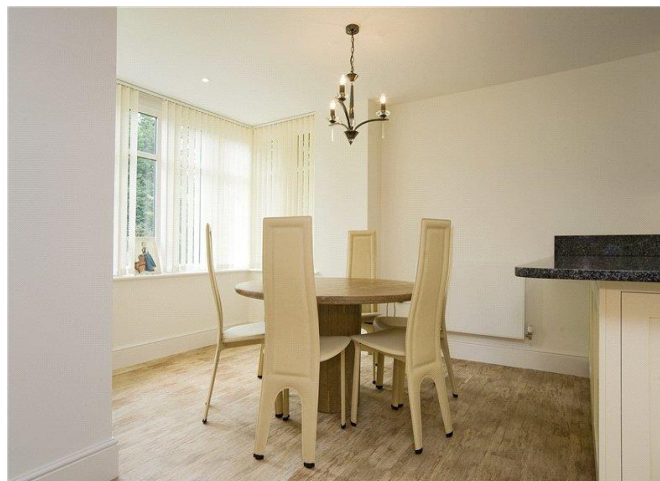
Royal Borough Of Windsor & Maidenhead, Maidenhead Council Tax Band = F

#### Energy Performance

EPC Rating = C

#### Viewing

All viewings will be accompanied and are strictly by prior arrangement through Savills Sunningdale Lettings Office. Telephone: +44 (0) 1344 295 384.







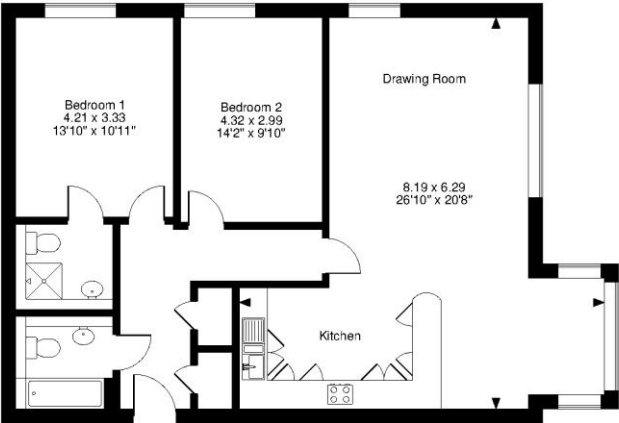
Ascot Place, Windsor Road, Ascot, Berkshire, SL5  
Gross Internal Area 1005 sq ft, 93.4 m²

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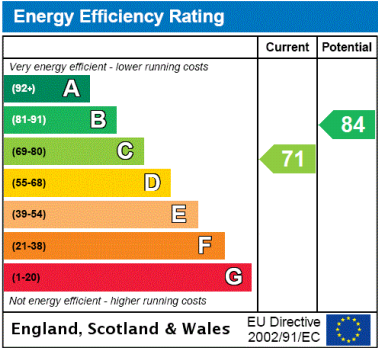


Ascot Place, Ascot

Gross internal area (approx.)  
93 sq m (1005 sq ft)  
For identification purpose only. Not to scale.  
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First Floor



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\*There are different rules and fees for different tenancy types. For details of our fees and charges please go to [Savills.co.uk/tenant-fees](https://www.savills.co.uk/tenant-fees). For more detailed information read our applicant guide at [savills.co.uk/applicant-guide](https://www.savills.co.uk/applicant-guide).  
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