



Fine period house set in a highly desirable location

**17 St. Marks Place, Windsor, Berkshire SL4 3BG**

Freehold

**savills**



Reception hall • reception room • kitchen • 3 bedrooms • bathroom • garden • residents permit parking • approved planning permission 20/01326/FULL

### Local information

St. Marks Place is conveniently situated for access to Windsor town centre. A great place for shopping, fine dining and a historic location to be proud of. Windsor's royal links are well documented and the Castle serves as a timely reminder as it overlooks the ancient town and The Long Walk.

Rail connections are available to London (Waterloo) from Windsor & Eton Riverside Station ( journey time from 58 minutes) and to London (Paddington) from Windsor Central Station (via Slough) ( journey time from 38 minutes). Road connections are good with the M4 (J6) providing access to Heathrow, Central London, the West Country and the M25.

Sporting amenities include golf at Datchet, Sunningdale and Wentworth; horse riding in Windsor Great Park; horse racing at Windsor and Ascot; boating on the River Thames.

There is extensive schooling in the area, both state and independent, and a wealth of leisure facilities for the whole family including numerous parks and Legoland Windsor.

### About this property

17 St. Marks Place is wonderful period terrace in Windsor town centre. This property has combined period details with modern styling to create a delightful family home.

On the ground floor the entrance

hall gives access to the reception room. This room has double aspect views, two stunning feature fireplaces and space for both sitting/ relaxing and dining. French doors open out on to the garden terrace. The kitchen has a comprehensive range of modern country style units, integrated appliances, subway tiling and views over the terrace. The modern family bathroom completes this floor

On the first floor the main bedroom has a period fireplace, built-in wardrobes and front facing views. There are two further bedrooms with views to the rear of the house.

The pretty painted front façade of this terrace is complimented by a traditional low brick wall, creating a welcoming entrance. To the rear of the property the paved private garden is charming. Edged with attractively planted borders it is the ideal space for outdoor relaxing and entertaining.

Planning permission granted 8th June 2020 for a single storey rear extension, alteration to pitched roof including raising of parapet, x1 rear roof light and alterations to fenestration. Planning number 20/01326/FULL.

### Tenure

Freehold

### Viewing

Strictly by appointment with Savills







17 St. Marks Place, Windsor, Berkshire SL4 3BG

Gross internal area (approx) 897 sq ft



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John Henson

Savills Windsor

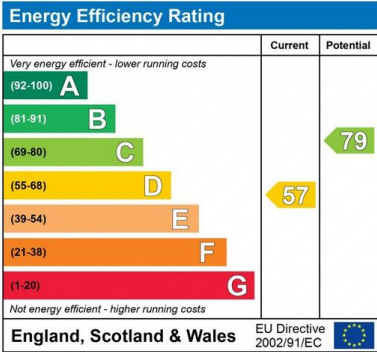
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Approximate Area = 83.3 sq m / 897 sq ft  
For identification only. Not to scale.  
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Surveyed and drawn in accordance with the International Property Measurement Standards (IPMS 2: Residential)  
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