



Beautiful contemporary house in desirable location

80 Bridle Road, Maidenhead, Berkshire SL6 7RT

Freehold



Reception hall • 3 reception rooms • kitchen/dining room • 4 bedrooms (2 en suite) • family bathroom • cloakroom • utility room • garage, off-street parking & garden

Local information

Maidenhead is within commuting distance of Central London. Bridle Road is situated approximately 0.2 miles from Furze Platt Station and approximately 1.9 miles from Maidenhead Station with an excellent service to London (Paddington). Currently the journey time to London Paddington (from approximately 20 minutes) at peak times. Road connections are good with easy access to the M4 and in turn, the M25 and M3.

Schooling opportunities in the area both state and private are extensive and include nearby St. Piran's as well as Furze Platt School, Boyn Hill Infants School, Newlands Girls' School, Desborough Boys School, Burchetts Green CE Infant School, Claires Court and Sir William Borlase Grammar. NB. please check catchments and admissions policies.

Maidenhead town centre is close by with its excellent range of shopping and leisure facilities.

About this property

This is a chic family home, which has been renovated to create a house that combines great design and practical detailing. Some of the features are a flexible flowing layout, stylish décor and beautiful solid oak herringbone floor in most rooms.

On the ground floor the reception hall features a striking monochrome tiled floor creating a welcoming entrance. French

doors lead to into the playroom with a front facing bay window. Also French doors link this room to the study. Steps lead down to the sitting room which has bi-fold doors opening on to the garden terrace and French doors linking to the kitchen. The kitchen/dining room has been beautifully design to be the heart of this family home. This double aspect room has a high ceiling with skylights to maximise the natural light. The kitchen is equipped with a comprehensive range of stylish units, integrated appliances, underfloor heating and large central island. The dining area has bi-fold doors opening on to the garden terrace for indoor/outdoor entertaining and relaxing. A cloakroom and utility room complete this floor.

On the first floor the solid wood floor continues accentuating the landings generous proportions. The sleek main bedroom overlooks the garden and has modern en suite shower room.

There are three further beautifully presented double bedrooms (1 en suite) and a stunning family bathroom with modern soaking tub and walk-in shower.

To the front of the property is a paved driveway and lawn set behind a low brick wall. The rear garden has been cleverly designed to provide a play area, lawn and an entertaining terrace with modern pergola adjoining the house. This is the ideal spot for outdoor entertaining.





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Gross internal area (approx) 2271 sq ft

Outbuildings 172 sq ft

Total 2443 sq ft

Fiona Copeman

Savills Windsor

01753 834 600

windsor@savills.com



savills

savills.co.uk

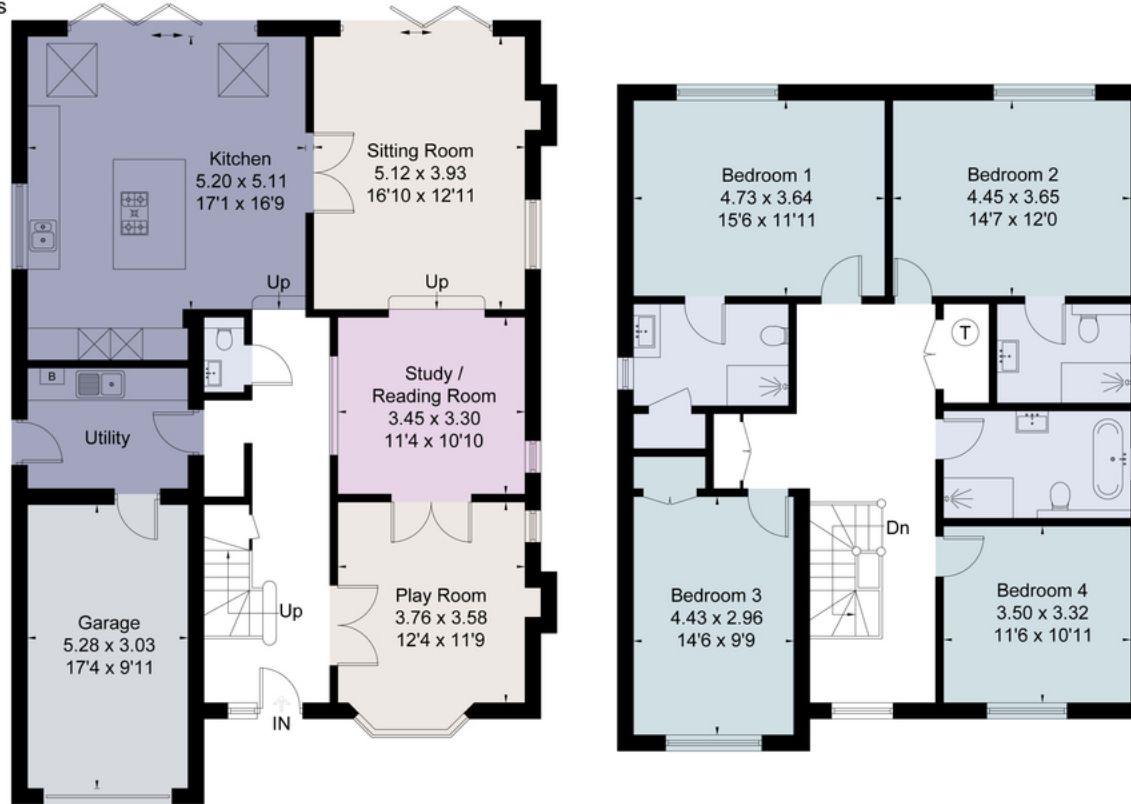
Approximate Area = 211.0 sq m / 2271 sq ft

Garage = 16.0 sq m / 172 sq ft

Total = 227.0 sq m / 2443 sq ft

For identification only. Not to scale.

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Ground Floor

First Floor

Surveyed and drawn in accordance with the International Property Measurement Standards (IPMS 2: Residential)

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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100) A			
(81-91) B			
(69-80) C		74	82
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

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