



6 Stratfield Court, Ray Park Avenue, Maidenhead SL6 8EB

welcome to

6 Stratfield Court, Ray Park Avenue, Maidenhead

Highly desirable location close to the River Thames, a very well presented two bedroom first floor flat featuring fabulous and substantial west facing communal gardens to the rear, garage and off-street parking at the front.

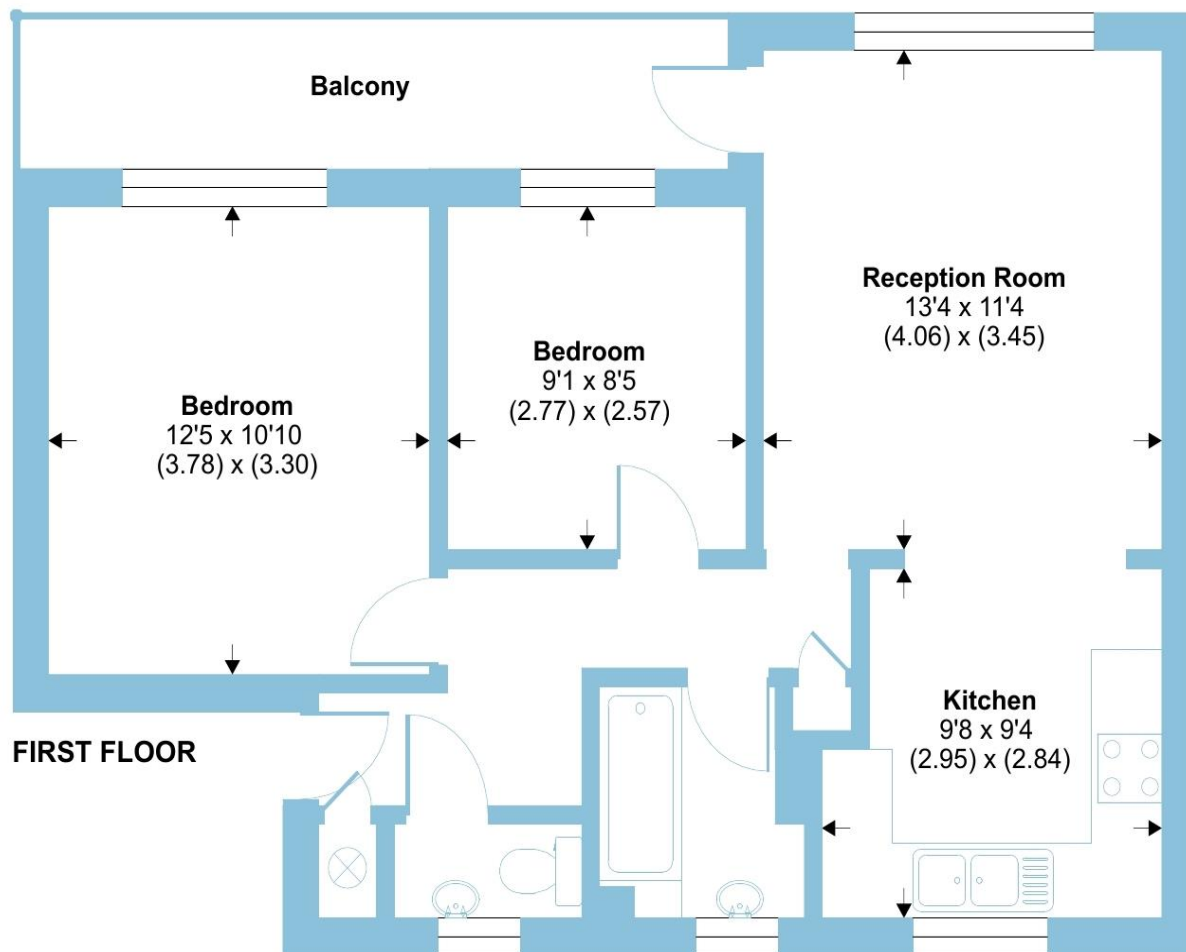




Ray Park Avenue, Maidenhead, SL6

Approximate Area = 599 sq ft / 55.6 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2022.
Produced for Barnard Marcus. REF: 874777



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6 Stratfield Court, Ray Park Avenue, Maidenhead

- NO CHAIN
- GARAGE & PARKING
- FABULOUS COMMUNAL GARDENS
- LARGE BALCONY
- LONG LEASE
- CLOSE TO RIVER THAMES

Tenure: Leasehold EPC Rating: D

£295,000



Please note the marker reflects the
postcode not the actual property

view this property online rogerplatt.co.uk/Property/MHD119298

This is a Leasehold property with details as follows; Term of Lease 999 years from 25 Mar 1964. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs



Property Ref:
MHD119298 - 0002

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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directions to this property:

From Maidenhead town centre take the A4 Bath Road towards Slough and the River Bridge. Prior to the bridge turn left into Ray Park Avenue and proceed past the crossroads and Ray Park Road, and the property will be found on the left hand side.


roger platt



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