

Cockett Road, Langley, Berkshire, SL3 7TL

OIEO £440,000

Freehold

b simmons

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**** INVESTORS ONLY ** TENANTS IN-SITU ** NO ONWARD CHAIN ****

B Simmons are delighted to offer to the market this spacious and well-presented three-bedroomed family home located on the popular Cockett Road, within a short walking distance of high-quality primary and secondary and grammar schools.

The property boasts a modern finish throughout, offering a large and extended living room leading on to a high-specification kitchen / dining room which accesses to the conservatory. The first floor comprises two large double bedrooms and a large box-room capable of also housing a double bed, along with a modern three-piece family bathroom.

The property benefits from driveway parking for multiple cars, an access alleyway shared with next door neighbour provides direct access to the good-sized private and enclosed rear garden. The rear garden backs on to school playing fields, and had a patio terrace, lawned area and a seating area to the back of the garden along with sheds. The property boasts further potential for extension, with several neighbours extending both to the rear and in to the loft. All structural alterations are subject to buyer's obtaining relevant planning permissions.

Cockett Road is a popular residential road in Langley, providing easy access to both Slough town centre and Langley village centre with all of the amenities and services within walking distance. The property is just 0.8 miles from Langley Railway Station and 1.7 miles from Slough Railway Station, both serviced by the new Elizabeth Line. Easy vehicular access to A4, M4, M25 and M40. The property is a short walking distance to popular local schools such as Langley Marish, Ryvers Academy, Langley Academy and the local grammar schools.

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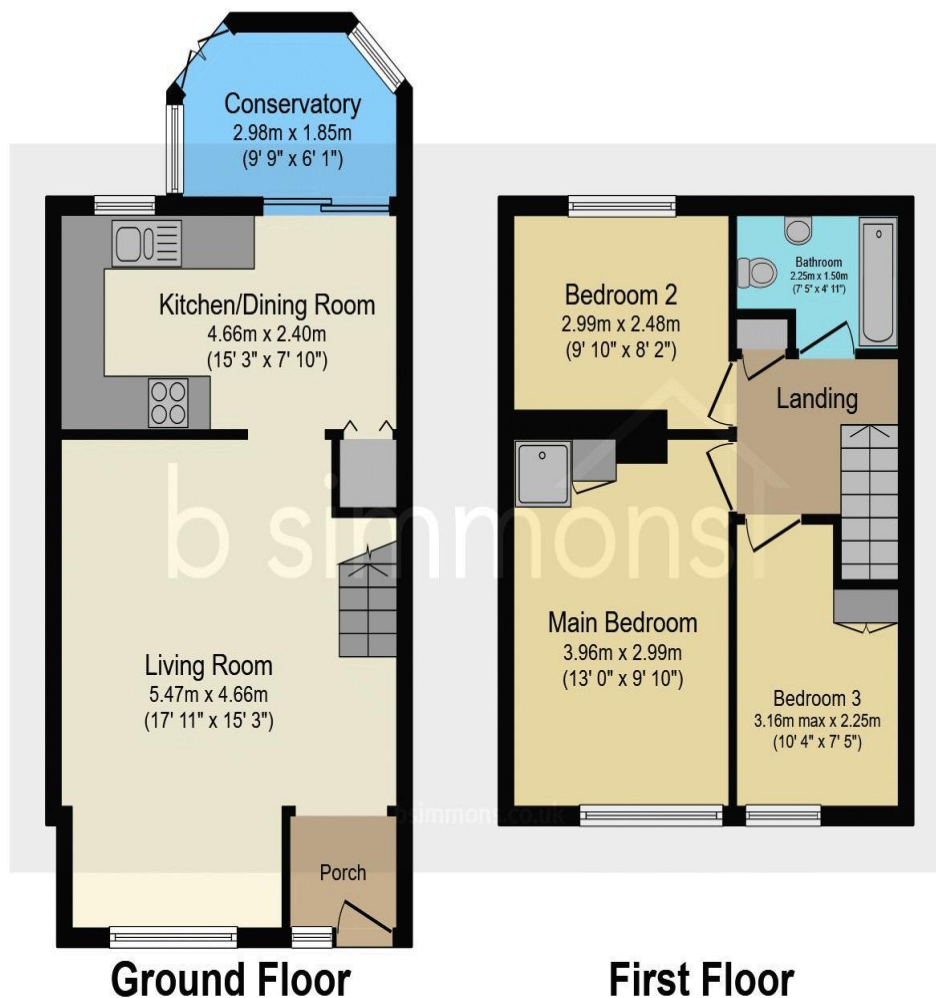
Please contact the office to arrange a **FREE** property valuation on **01753 545555**

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Total floor area 77.8 sq.m. (837 sq.ft.) approx

This plan is for illustration purposes only and may not be representative of the property. Plan not to scale. Powered by PropertyBox

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T: 01753 545555 E: langley@bsimmons.co.uk

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