



Clockhouse, 19 London Road, Ascot, Berkshire

STRUTT & PARKER

Clockhouse

19 London Road, Ascot, Berkshire SL5 7EN

An immaculately presented Victorian family house, close to excellent transport links.

M3 5.3 miles, Ascot station 0.6 miles (57min to London Waterloo), Ascot High Street 0.1 mile, Windsor 6.9 miles, Heathrow Airport (T5) 10.4 miles, Central London 28.2 miles

Reception hall | Sitting room | Dining room
Kitchen | Cloakroom | Master bedroom with en suite bathroom | 3 Further bedrooms | Family bathroom | Cellar | Garage | Front and rear gardens | EPC Rating C

The property

Clockhouse is a highly appealing terraced house, offering beautifully presented accommodation arranged over four floors. The ground floor is entered via a welcoming reception hall with attractive wood flooring that extends through to the two reception rooms. The sitting room sits at the front of the property and boasts a feature fireplace with decorative tiled slips, and a bay window with plantation style shutters. The adjoining dining room also features a fireplace and opens into the light and airy kitchen, fitted with a wide range of units and enjoying direct access to the rear garden via double doors. A cloakroom, conveniently located off the reception hall, completes the arrangement on the ground floor.

On the first floor is the master bedroom with an en suite bathroom, and a second double bedroom that enjoys a dual aspect and is served by a generous modern en suite family bathroom. The second floor is host to two further bedrooms whilst the lower ground floor provides useful storage space.

Outside

To the front, there is a small enclosed garden stocked with flowering plants/shrubs and entered via a wrought-iron pedestrian gate.

At the rear, the low-maintenance garden features paved and decked seating areas, perfect for outdoor dining and/or relaxation during the warmer months. There is also access to the garage at the rear.

Location

Clockhouse is supremely located to take advantage of all that Ascot High Street has to offer including a great selection of both independent and High Street stores, restaurants, pubs and coffee shops. Additional facilities may be found in nearby Sunninghill village and Sunningdale. The town of Windsor offers a wider range of shopping and leisure facilities.

Communication links are excellent with nearby Ascot railway station providing services to London Waterloo, and with easy access to the M3 and M4 motorways, and London Heathrow. Ascot is surrounded by miles of beautiful countryside, yet is still within easy commuting distance of Central London.

Local attractions include Ascot and Windsor Racecourses, Windsor Castle, Windsor Great Park, the Theatre Royal Windsor, Legoland and Virginia Water Lake. There is an abundance of sporting/leisure facilities in the area including golf Sunningdale, Wentworth, The Royal Berkshire and Swinley Forest.

The property is well located for numerous excellent schools, in both the private and state sectors, including The Marist, Sunningdale, Papplewick, Hurst Lodge, Heathfield, LVS Ascot, Lambrook, St. George's, St. Mary's, and Eton College and Wellington Colleges. The property is also within the catchment area for the well-regarded Charters School (rated Outstanding by Ofsted).





Directions

With Strutt & Parker's Ascot office on your left, continue along the High Street and straight over at the mini-roundabout. Clockhouse will be found almost immediately on the left hand side.

General

Local Authority: Royal Borough of Windsor & Maidenhead – Tel. 01628 683800

Tenure: Freehold

Services: Mains electricity, gas, water and drainage

Council Tax: F

Guide Price: £695,000

Ascot

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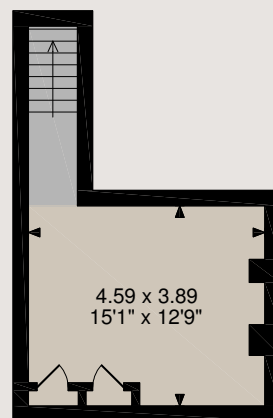
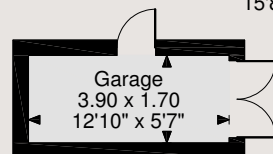
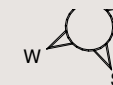
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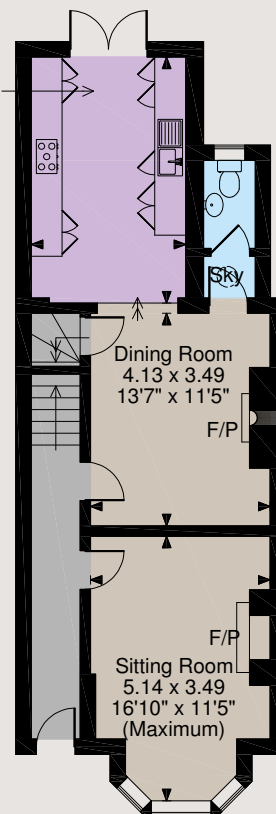
60 offices across England and Scotland, including Prime Central London

Floorplans
House internal area 1,801 sq ft (167 sq m)
Garage internal area 71 sq ft (7 sq m)
For identification purposes only.

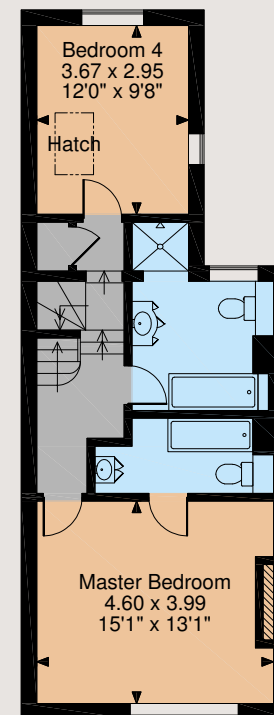


Lower Ground Floor

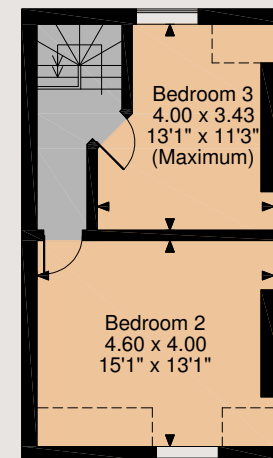
Kitchen
4.78 x 3.00
15'8" x 9'10"



Ground Floor



First Floor



Second Floor

The position & size of doors, windows, appliances and other features are approximate only.

□ □ □ □ Denotes restricted head height

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