



**Boulter's Point
Boyn Valley Road
Maidenhead
Berkshire
SL6**

Offers In Excess Of £235,000

bettermove

Boyn Valley Road Maidenhead

Bettermove are proud to present this 1 bedroom flat in Maidenhead.

This property benefits from double glazing, and electric heating throughout.

The council tax band is C.

This is a leasehold property with 118 years remaining on the lease; the service charge is approximately £1,300.00 per annum.

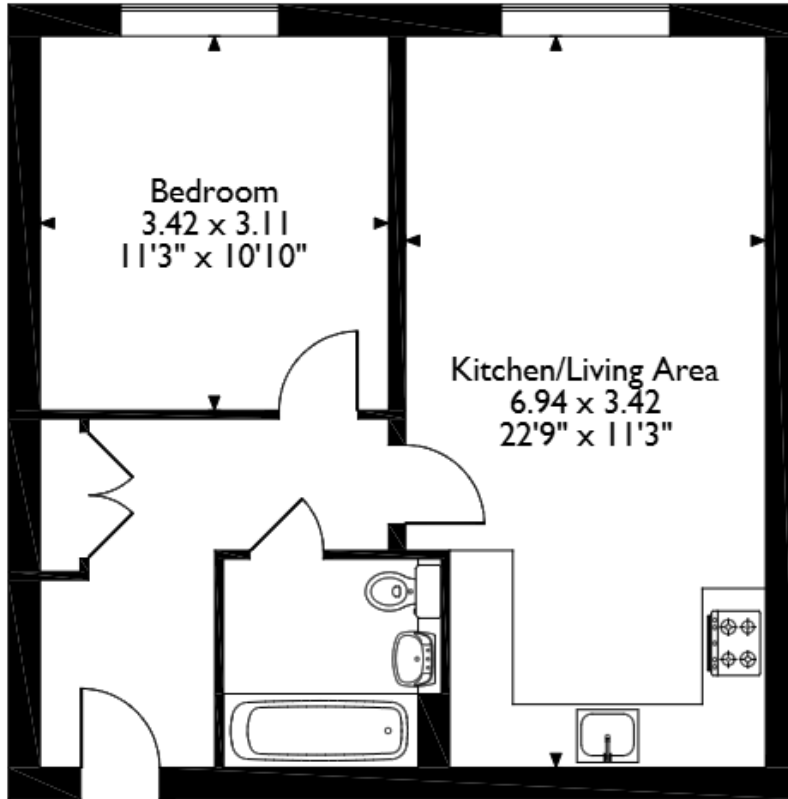
The interior of this beautifully presented, first floor property comprises a spacious, open-plan living/kitchen area, one double bedroom, and a family bathroom.

Located in the popular town of Maidenhead, the property is close to a range of amenities, including shops, supermarkets, restaurants, and pubs. Excellent transport links can be found from Maidenhead train station, a variety of local bus routes, and quick access to the M4.

This exciting opportunity should not be missed! All enquiries can be made through Bettermove.



Boulter's Point, Boyn Valley Road, Maidenhead
 Approximate Gross Internal Area
 48 Sq M/517 Sq Ft



First Floor

Please note that the location of doors, windows and other items are approximate and this floorplan is to be used for illustrative purposes only. Unauthorized reproduction is prohibited.

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92+) A		
(81-91) B		
(69-80) C	77	77
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England, Scotland & Wales		
	EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		
	Current	Potential
<i>Very environmentally friendly - lower CO₂ emissions</i>		
(92+) A		
(81-91) B	85	85
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not environmentally friendly - higher CO₂ emissions</i>		
England, Scotland & Wales		
	EU Directive 2002/91/EC	



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