



**sears**  
property, clear & simple

2 Bedroom Apartment  
Falcon Way, Jennett`s Park,  
Bracknell Berkshire RG12 8DQ

Price £255,000

Leasehold



*scan to view full details*



**\*\*CENTRAL LOCATION\*\*** An incredibly stylish and modern two-bedroom first floor apartment within walking distance of parks and woodland in the popular Jennett`s Park development with all the local amenities that it offers.

*helping you get a move on!*

## about the property...

**\*\*CENTRAL LOCATION\*\*** An incredibly stylish and modern two-bedroom first floor apartment within walking distance of parks and woodland in the popular Jennett's Park development with all the local amenities that it offers. The accommodation comprises of a spacious and light lounge/diner, fully fitted kitchen with integrated appliances. The property also benefits from two double bedrooms, family bathroom and an En-Suite shower room to the master bedroom. The apartment has the rare benefit of an enclosed carport with an additional allocated parking space, and phone entry system.

### Entrance -

Doors to all rooms, storage cupboard, wood effect flooring, radiator.

### Living/Dining Room - 21'2" (6.45m) x 13'0" (3.96m)

Rear elevation double glazed doors to balcony, TV point, BT point, built in storage cupboard, wood effect flooring, radiators.

### Kitchen - 13'0" (3.96m) x 12'8" (3.86m)

A range of eye and base level units with rolled edge work surfaces, stainless steel sink with drainer, integrated oven with four ring hob and extractor fan over, integrated washing machine, space for fridge/freezer, wood effect flooring.

### Master Bedroom - 14'7" (4.45m) x 9'0" (2.74m)

front elevation double glazed doors to Juliet balcony, TV point, radiator.

### En-Suite -

Low level WC, hand wash basin, double shower cubicle with power shower, fully tiled walls, wood effect flooring, heated towel rail.

### Bedroom Two - 10'7" (3.23m) x 11'8" (3.56m)

Rear elevation double glazed window, TV point, radiator.

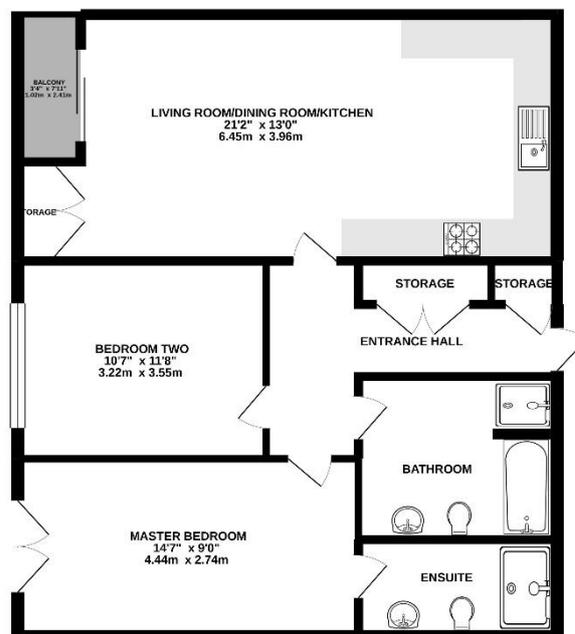
### Bathroom -

Low level WC, pedestal sink with mixer tap, panel enclosed bath with mixer tap, shower cubicle with power shower, part tiled walls, wood effect flooring.

### Parking -

Car port and a further allocated parking space for one vehicle.

EPC Summary: EER B (83/83) EIR (0/0)



**PLEASE NOTE** WE HAVE NOT TESTED ANY APPARATUS, FIXTURES, FITTINGS, OR SERVICES. INTERESTED PARTIES MUST UNDERTAKE THEIR OWN INVESTIGATION INTO THE WORKING ORDER OF THESE ITEMS. ALL MEASUREMENTS ARE APPROXIMATE AND PHOTOGRAPHS PROVIDED FOR GUIDANCE ONLY.

*we're here to help if you've any questions about this property...*

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