



Flat 9 The Dower House, Sunninghill, SL5 9AN

£1,050 PCM

With a separate Dining Room area and Two Bedrooms, a top floor flat on the edge of Sunninghill close to South Ascot with local shops and a mainline Station serving Reading - Waterloo. Available Part-Furnished from the end of July 2018.

TO LET

A top floor flat with two double bedrooms and a separate Dining Area.

MAIN LOUNGE



With picture window enjoying a sunny aspect.

DINING ROOM AREA



Double doors open to the separate Dining Area

FITTED KITCHEN



Fitted kitchen to include white goods.

INNER HALL/STUDY AREA.

BEDROOM ONE



Front aspect

BEDROOM TWO



Rear aspect

BATHROOM

White suite of bath, wash basin and W.C.

OUTSIDE

The wide Rear Gardens are for the use and enjoyment of all residents. There is occasional off street parking subject to availability.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		68
(39-54) E	51	
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & WalesEU Directive 2002/91/EC		
Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		62
(39-54) E	45	
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & WalesEU Directive 2002/91/EC		