

TWO BEDROOM, GROUND FLOOR APARTMENT

**4 Cunliffe Court, Plot 53. Audley Sunningdale Park,
Silwood Road, Ascot, Berkshire SL5 0QB
01344 859 239**

Property specifications:

- Large double bedroom with en suite shower room and built-in double wardrobes
- Second double bedroom
- Open plan kitchen and living space with room for dining table
- South-west facing living room
- Bathroom and en suite fitted with elegant white Geberit sanitaryware
- French doors from the living room leading out to private terrace
- Hallway storage
- Membership to the Audley Club

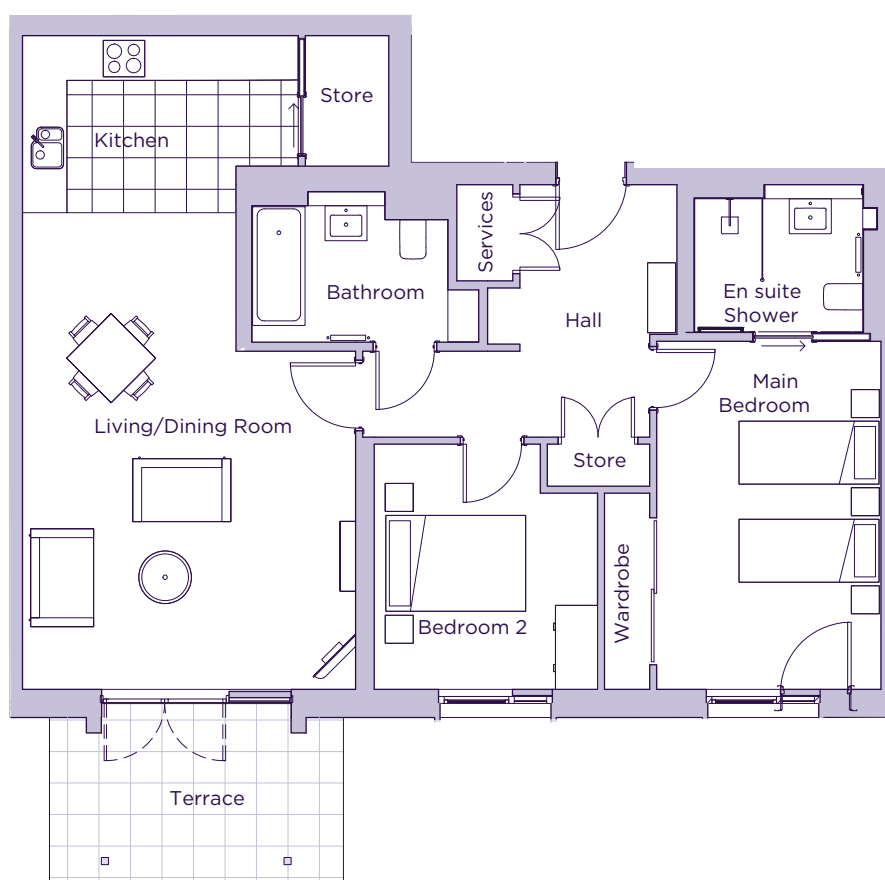
Please see the village brochure and key facts for further information.



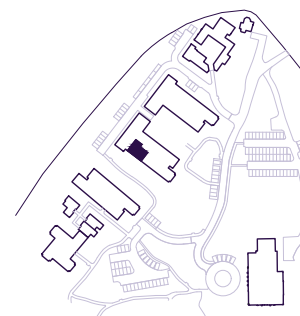
Images for illustration purposes only.

THE LAYOUT

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Internal Measurements	Metric (m)	Imperial (ft)
Living/Dining Room	6.80 x 4.75	22'4" x 15'7"
Kitchen	3.05 x 2.55	10'0" x 8'4"
Main Bedroom	5.00 x 3.20	16'4" x 10'6"
Bedroom 2	3.50 x 3.20	11'6" x 10'6"
Terrace (approx)	4.20 x 2.40	13'9" x 7'8"



These floor plans are illustrative and for marketing purposes only. Maximum measurements are shown with longer dimension quoted first. Dimensions are quoted for the main area of the room only. Built-in wardrobes not included in the overall room dimensions. Furniture shown to illustrate possible room layouts and not included in sale. Designs vary according to plot. All details should be checked at the Sales Office. June 2021.