





£485,000

A beautifully updated and maintained three bedroom semi detached family home enjoying stunning countryside views towards the Chiltern Hills beyond. Accommodation includes an open plan kitchen/dining room, separate lounge, sun room, downstairs W.C and refitted family shower room. Further benefits include a garage with power and driveway parking for two cars.

Property Description

ENTRANCE

Door to:

ENTRANCE HALL

Stairs rising to first floor, under stairs storage cupboard, radiator, doors to lounge, WC and kitchen, wooden floor.

CLOAKROOM

Double glazed frosted window to side aspect. Low level WC, concealed wall-mounted gas boiler, wash hand basin.

LOUNGE

Double glazed bay window to front aspect. Radiator, wooden floor, double doors to dining area.

KITCHEN/DINING ROOM

Double glazed window to rear aspect, double glazed bi-folding doors to sun room. Fitted with a range of wall-mounted and floor standing units with work surface over, built-in oven and hob with extractor fan over, integrated dishwasher, integrated under counter fridge and freezer, stainless steel sink with mixer tap, radiator.

SUN ROOM

Double glazed double doors to side. Radiator.

LANDING

Double glazed window to side aspect. Airing cupboard housing lagged water cylinder, two storage cupboards, access to loft space via ladder.

BEDROOM ONE

Double glazed window to front aspect. Built-in wardrobe, radiator.

BEDROOM TWO

Double glazed window to rear aspect. Built-in wardrobe, radiator.

BEDROOM THREE

Double glazed window to front aspect. Radiator.

BATHROOM

Two double glazed frosted windows to rear aspect. Low level WC, wash hand basin, walk-in shower cubicle, heated towel rail.

OUTSIDE

GARAGE

Garage with metal up and over door, power and lighting, space for fridge freezer, plumbing for washing machine, space for tumble dryer, double glazed door and window to rear.

FRONT GARDEN

Mainly laid to lawn with hedge border, shingled area, driveway parking for two cars.

REAR GARDEN

Mainly laid to lawn with flower and shrub beds, patio area, external power sockets, storage shed.



MONEY LAUNDERING REGULATIONS 2017 intending purchasers will be asked to produce identification and proof of financial status when an offer is received. We would ask for your co-operation in order that there will be no delay in agreeing the sale.

THE CONSUMER PROTECTION REGULATIONS 2008 The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor. References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. You are advised to check the availability of this property before travelling any distance to view. We have taken every precaution to ensure that these details are accurate and not misleading. If there is any point which is of particular importance to you, please contact us and we will provide any information you require. This is advisable, particularly if you intend to travel some distance to view the property. The mention of any appliances and services within these details does not imply that they are in full and efficient working order. These particulars are in draft form awaiting Vendors confirmation of their accuracy. These details must therefore be taken as a guide only and approved details should be requested from the agents