



booners & babingtons



# Newfield Gardens Marlow Buckinghamshire SL7 1JN

- Tenure: Freehold
- Guide Price: £695,000
- Buckinghamshire Council
- EPC Rating D
- Council Tax Band - Band D





A fabulous semi detached home beautifully extended by the current owners offering a stylish contemporary interior with good size corner plot gardens. The property is situated in a quiet tucked away position within a level walking distance of the High Street.

The accommodation briefly comprises entrance hall, living room with log burner, stunning `open plan` kitchen/dining room with integrated appliances, central island and Bi-Fold doors, a good size utility room and modern ground floor shower room. On the first floor there is access to the loft space which could be converted to form extra accommodation (STP), master bedroom with built in wardrobes, further double bedroom, a single bedroom and refitted principal bathroom with separate shower.

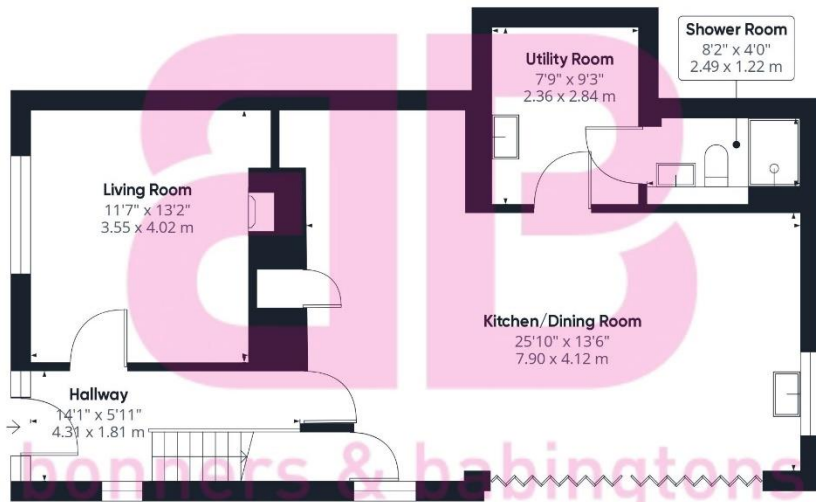
Outside there is off road parking to the front and a large rear garden enjoying a sunny aspect with paved entertaining terrace ideal for alfresco dining and timber storage shed.

Marlow town centre is a thriving and stylish riverside community with a comprehensive range

of shops and excellent pubs and restaurants. Nearby Marlow Station has a regular train service to London Paddington via Maidenhead (from 1hr 5 mins) with links to the City of London, further enhanced with the Crossrail Link from Maidenhead. Access to the M4 and M40 is via the A404(M) and London Heathrow is about 22 miles away.

There is a wide range of educational and recreational facilities in the area. Excellent local schools are numerous and include Sir William Borlase in Marlow.





Ground Floor



Floor 1

Approximate total area<sup>(1)</sup>  
1195.6 ft<sup>2</sup>  
111.07 m<sup>2</sup>

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

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