



banners & bakingtons

Stokenchurch

Chalk Farm Road Stokenchurch Buckinghamshire HP14 3TB

- Guide Price: £650,000
- Tenure: Freehold
- Buckinghamshire Council
- EPC Rating TBC
- Council Tax - Band F



Presented in excellent order throughout an extended four bedroom detached home situated on a sought after development in the highly regarded village of Stokenchurch.

The accommodation comprises on the ground floor, entrance hall, large "open plan" double aspect living room, fitted kitchen/dining room, good size family room/study, a well equipped utility room and cloakroom. On the first floor there is a family bathroom and four good size bedrooms.

Outside is an attractive rear garden with two patio areas which is mainly laid to lawn with various shrubs and trees. The garden is ideal for alfresco dining on those warm summer evenings. The front is again mainly laid to lawn with a driveway which allows car parking for at least two vehicles. The garage has been now converted into the utility room and the front part is used for storage.

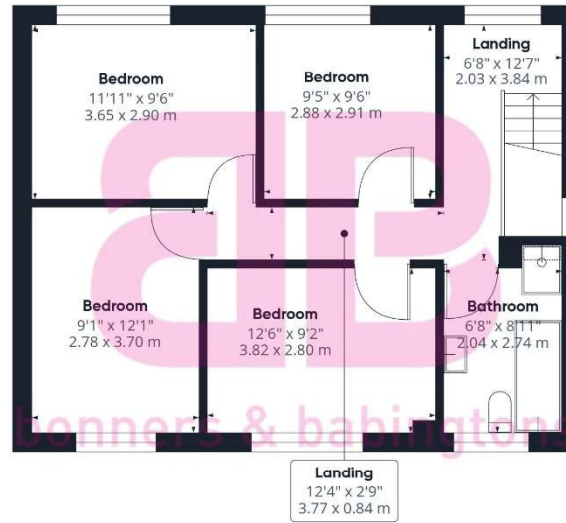
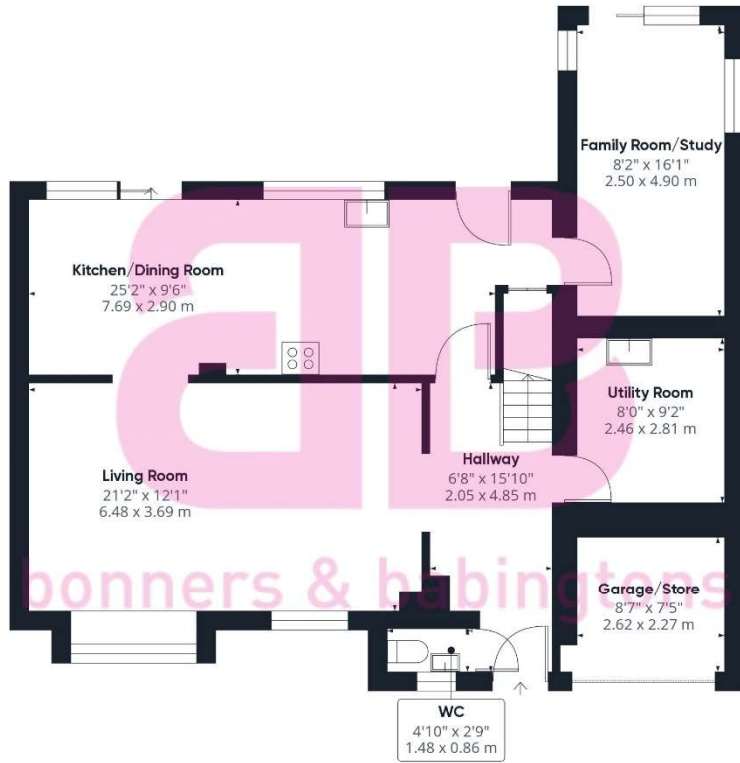
The property has been well looked after and improved by the current owners and now offers comfortable family accommodation. From the minute you walk into the property there is a feeling of space and light with the engineered oak flooring flowing from the hall into the living room and dining room. The kitchen is fully fitted and includes matching eye and base units. The property is gas centrally heated and is double glazed throughout.

Location

Stokenchurch is a popular Buckinghamshire village situated in the Chiltern Hills. The village facilities include shops for day to day use, a doctor's surgery, post office, library, Primary School, numerous pubs and restaurants. There is excellent walking and riding in the area. A more extensive range of facilities can be found in High Wycombe, approximately nine miles distant.

For the commuter there is easy access to the M40 motorway at Junction 5, providing links to Oxford, Birmingham, London, the M25 and M4 motorway networks. The nearest railway stations are High Wycombe and Princes Risborough with links to London Marylebone and Birmingham.





Approximate total area⁽¹⁾
 1486.39 ft²
 138.09 m²

(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.

Calculations are based on RICS IPMS 3C standard.

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