



bonners & babingtons

Barnhill Close  
Marlow

**Barnhill Close  
Marlow  
Buckinghamshire  
SL7 3HA**

- 
- Tenure: Freehold**
  - Price: OIRO £700,000**
  - Local Authority: BCC**
  - EPC Rating: TBC**
  - Council Tax Band: E**



This delightful three bedroom semi detached family home is situated in a quiet and secluded cul-de-sac and is offered to the market with no onward chain. With so much potential this property would suit a buyer looking to expand their home over the next few years. The property briefly comprises a lounge, dining room, kitchen and utility on the ground floor, three bedroom and a family bathroom on the first floor. Requiring some cosmetic refurbishment throughout this property has been extended in the past but has the potential to be a significant family home (STPP). With lovely south facing rear gardens and a large driveway leading to a detached garage this property is situated in the catchment areas for Sandygate, Holy Trinity, GMS and Sir William Borlase schools.

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 44 mins) with links to the City of London, via the Elizabeth Line. Access to the M4 and M40 is via the A404(M) and London Heathrow is approximately 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.



**BONNERS & BABINGTONS offer -**  
Situated in a quiet cul-de-sac this extended three bedroom semi detached house is a perfect opportunity to create a fantastic family home! Offered to the market with no onward chain this property has so much potential to extend and develop (STPP).





Ground Floor



Floor 1



Approximate total area<sup>(1)</sup>

1151.95 ft<sup>2</sup>  
107.02 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.

Calculations were based on RICS IPMS 3C standard. Please note that calculations were adjusted by a third party and therefore may not comply with RICS IPMS 3C.

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3 Anglers Court, Spittal Street,  
Marlow, Bucks, SL7 3HJ

01628 333800

www.bb-estateagents.co.uk



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