



bonners & babingtons

Stewarts Way  
Marlow



Stewarts Way  
Marlow Bottom  
Marlow  
Buckinghamshire  
SL7 3QL

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**Tenure:** Freehold

**Guide Price:** £600,000

**Local Authority:** BCC

**Tax Band:** E

**EIR:** 61



This well-presented link-detached house is ideally situated in a quiet cul-de-sac, offering a perfect blend of comfort and practicality for modern family living. The property features three well-proportioned bedrooms, served by a family bathroom, along with the added convenience of a ground floor cloakroom.

At the heart of the home is a spacious 'L'-shaped lounge diner, providing a versatile and inviting space for both relaxing and entertaining. The adjoining kitchen is well laid out, offering ample storage and workspace.

To the rear, the property boasts a delightful south-facing garden, ideal for enjoying sunny days and outdoor gatherings. Additional benefits include a garage, driveway parking and EV charging point, ensuring ample space for vehicles.

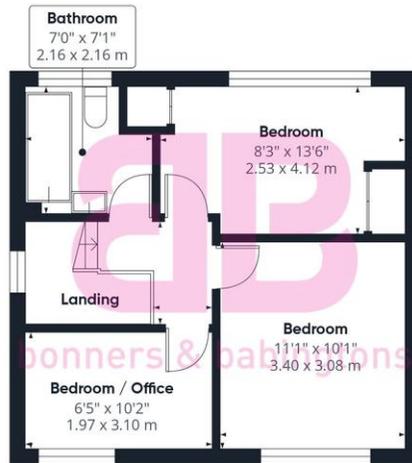
Located within the sought-after Burford School catchment area, this home is perfectly positioned for families looking to take advantage of excellent local schooling, while also enjoying a peaceful residential setting.

Marlow Bottom is situated to the north of Marlow town centre, offering its own local shops, restaurant, craft brewery, renowned nursery school and Burford Combined First and Middle School. The town centre of Marlow is a few miles away and offers a more comprehensive range of facilities. Marlow is situated on the banks of the River Thames and is surrounded by beautiful countryside. It is a perfect place for enjoying the river, shopping with a difference, walking around historical buildings, or taking part in the many sports and recreational activities available within the local area. The railway station in Marlow provides access to London (Paddington via Maidenhead) and access to the M4 and M40 is within a short drive. Excellent schools for children of all ages are available in Marlow and surrounding districts.





Ground Floor



Floor 1



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

904 ft<sup>2</sup>  
84 m<sup>2</sup>

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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