

bonners & babingtons

Scholars Rise
Stokenchurch

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Stokenchurch
Buckinghamshire
HP14 3FL

Guide Price £465,000

A modern family home constructed over three floors and presented in good order throughout having been recently updated by the current owners.

The accommodation offered includes : On the ground floor a Fully fitted kitchen including an instant hot water tap, induction hob, integrated fridge/freezer, washing machine and tumble dryer , Living/Dining room, Conservatory and Cloakroom.

On the First Floor are three bedrooms one includes and en-suite and a family Bathroom. The top floor has the Master Bedroom with En-suite.

Outside the rear garden has been paved for entertaining part of which has been covered so alfresco dining and be enjoyed during those summer months even when the weather is a little inclement. The front is again paved with seating area and a wrought iron gate set in railings which then opens into the garden. The property is situated on a private road opposite a large wooded green space.

This modern home is built to current high standards and enjoys a high energy rating. It also has gas to radiator central heating with underfloor heating on the ground floor with resin flooring, double glazing and the loft is fully boarded. It also has two allocated car parking spaces.



















Stokenchurch

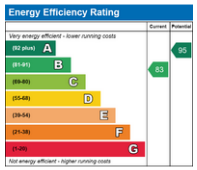
Stokenchurch is a Buckinghamshire village situated in the Chiltern Hills. The village facilities include shops for day-today use, a doctor`s surgery, post office, library, Primary School, a public house and Indian Restaurant. The property is in walking distance of an Ofsted outstanding local primary school. 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 station is in High Wycombe with links to London Marylebone and Birmingham.

Council Tax Band D.
EPC Rating B

Tenure: Freehold

Council Tax Band: D





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