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James Close
Marlow

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Marlow
Buckinghamshire
SL7 1TS

Tenure: Freehold

Guide Price: £375,000

Local Authority: BCC

Tax Band: D

EIR: 73



A three-bedroom terraced home, ideally positioned close to beautiful countryside and woodland walks, offering an excellent opportunity for first-time buyers.

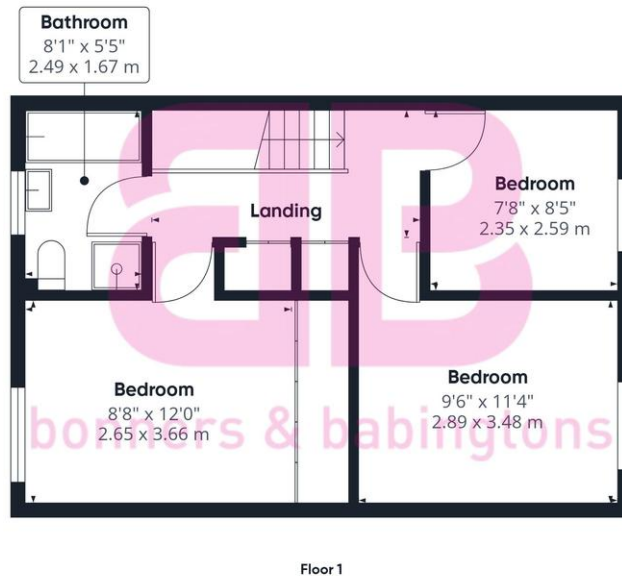
The accommodation comprises a welcoming lounge/diner, providing a versatile space for both relaxing and entertaining, together with a practical galley-style kitchen and useful utility area. To the first floor are three bedrooms and a family bathroom.

Outside, the property benefits from a private rear garden, providing a pleasant space for outdoor dining and relaxation, while the private front garden offers an exciting opportunity for conversion to driveway parking, subject to the necessary planning consents (STPP).

Offered for sale with no onward chain, this appealing home represents an ideal first-time purchase, combining comfortable accommodation with scope for further enhancement. The surrounding area is particularly attractive, with nearby countryside and woodland providing an abundance of scenic walking routes, perfect for those looking to enjoy the great outdoors right on their doorstep.

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.





Approximate total area⁽¹⁾

918 ft²
85.3 m²

Reduced headroom

14 ft²
1.3 m²

(1) Excluding balconies and terraces

Reduced headroom

..... Below 5 ft/1.5 m

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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