

Benners & Babingtons

Hartwell View
Aylesbury
HP19 8RU

Offers in excess of £350,000

A 3 bedroom semi detached property with garage and outbuilding, situated on a substantial plot, offering great potential to extend or amend, as other neighbours have already done.

The property consists of: entrance porch leading to the hallway, where all rooms lead from and stairs to the first floor. There is a useful storage cupboard and a downstairs cloakroom.
The real heart of the home is the open plan kitchen/diner, with space to entertain friends or simply for the family to gather at the end of the day. The kitchen has ample eye and waist level units, Belfast sink, plumbing for white goods and a door to the boot room and garden. In addition, from the dining area there are sliding doors also to the patio and rear garden. The dual aspect reception room with cosy wood burning stove, boasts views over the front and rear garden and countryside beyond.

Upstairs there are three good size bedroom and a family bathroom, with bath and overhead shower, heated towel rail and vanity unit.

Outside
There are good size rear and front gardens with a larger plot to the side, therefore providing the opportunity for a substantial side extension. There is also a brick built outbuilding, with power, lights and plumbing for white goods, along with plenty of storage space.

Other notable features include: mains drainage and water, LPG heating, double glazing, part boarded loft with light and ladder









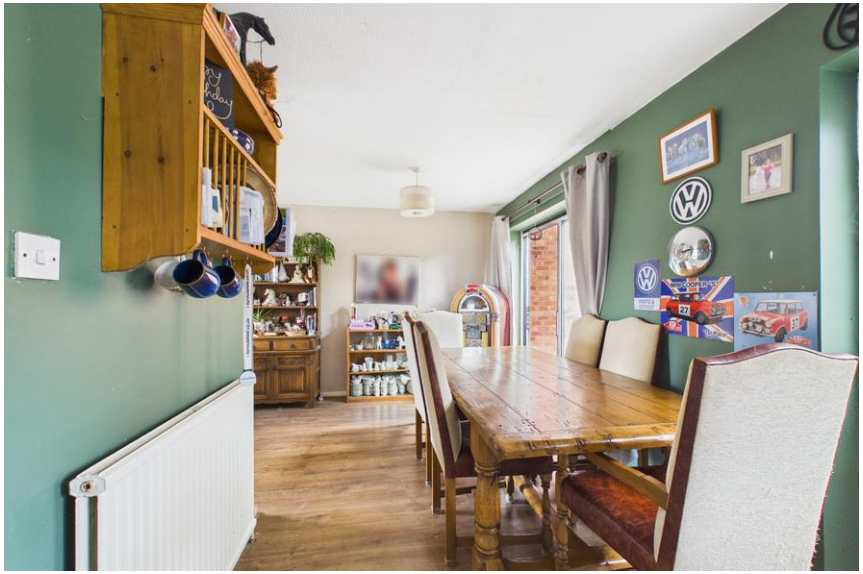






Location

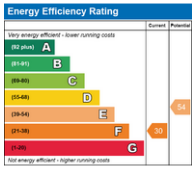
The property can be found located on the North side of the town centre just off the A41 and close to the new Aylesbury Parkway railway station linking with London Marylebone. The area has a wealth of facilities locally including a Tesco Express, doctors surgery, various other shopping and two public houses on the nearby Meadowcroft area. Primary – Thomas Hickman & Secondary – Aylesbury Vale Academy Aylesbury Grammar Schools

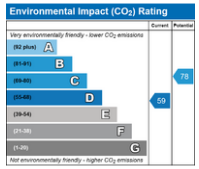


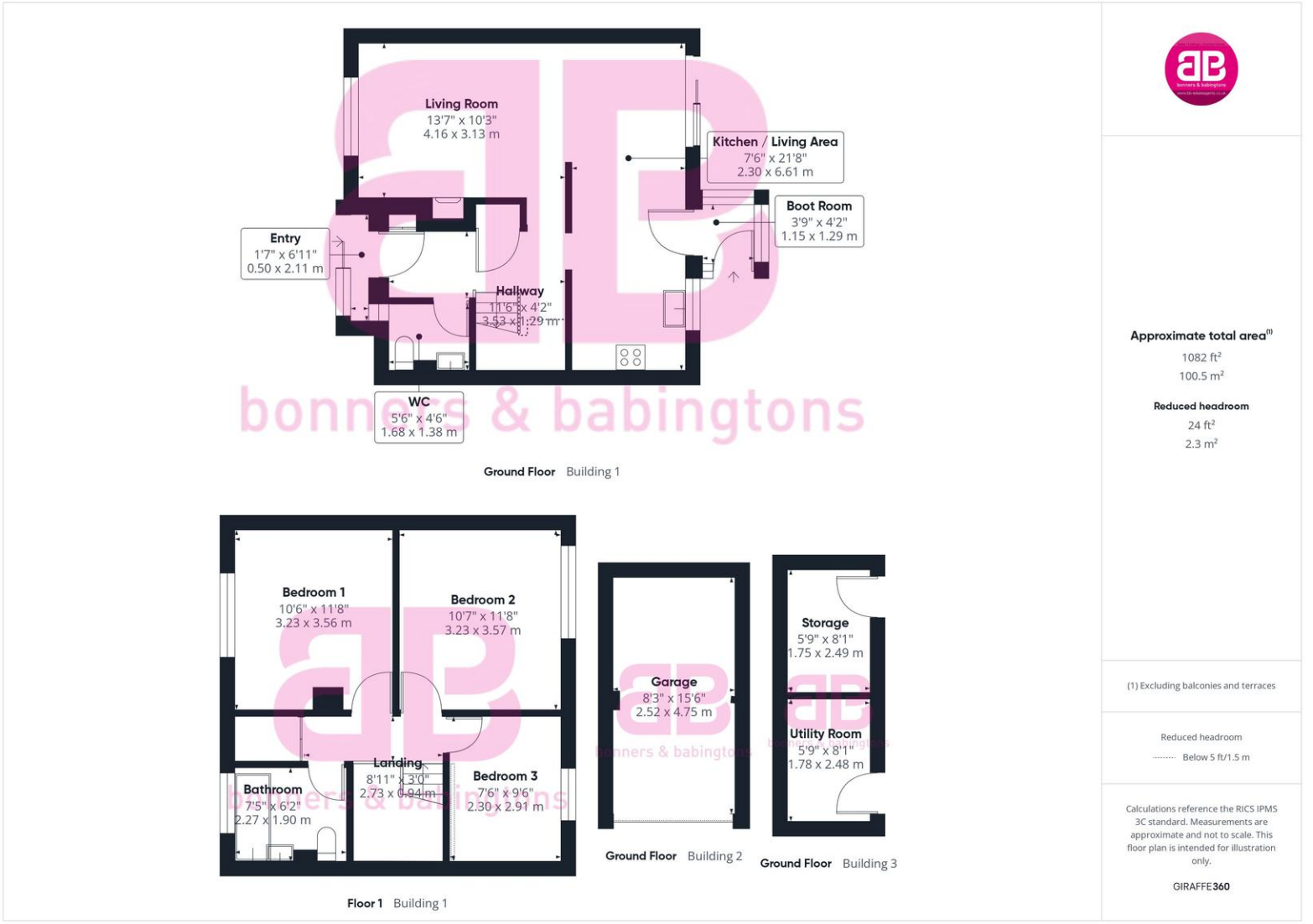


Tenure: Freehold

Council Tax Band: D







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