



24c Peters Close  
Prestwood

**TIM RUSS**  
& COMPANY



24c Peters Close  
Prestwood  
Buckinghamshire, HP16 9ET

Offered for sale with no onward chain, is this well-appointed detached house, at the end of a cul de sac backing onto allotments, a short walk to village amenities and regarded schools.

**Offers Over £550,000**



## The Property

Originally a three-bedroom property, which could easily be reinstated, is this well presented two bedroom, two bathroom detached home. Situated at the end of a cul de sac, the property benefits from excellent driveway parking and a delightful rear garden.

The accommodation in brief comprises of entrance hall, study, downstairs cloakroom, utility and internal door to garage, sitting room with wood burning stove and double-glazed door to rear garden. Fitted galley style kitchen with a range of base and eye level units, integrated appliances and granite worktops and door to conservatory/dining room.

To the first floor can be found the main bedroom with walk in dressing room and ensuite shower room, bedroom two with modern Jack and Jill family bathroom with separate shower.

## Outside

To the front of the property there is a brick paved driveway providing ample off-road parking leading to an integral garage/storage with roller shutter door.

There is gated side access to the rear garden which is an attractive feature of the property laid mainly to lawn with well stocked flower and shrubs beds, paved seating areas with large, covered pergola, ideal for entertaining and al fresco dining, all enclosed by fencing.

## Location

Prestwood village offers an excellent range of facilities including a Doctors' and Dentists' surgeries, butchers, post office, bakery, newsagent, post office, chemist, florist, supermarkets and Peterley Manor Farm Shop.

There is also a sports centre on Honor End Lane. Schooling is well catered for in the area for children up to the age of 11 years thereafter the Amersham/Chesham Grammar School and The Royal Grammar School for boys in High Wycombe provide secondary education.

Private schooling includes The Gateway in Great Missenden and Pipers Corner for girls in Great Kingshill nearby. The picturesque village of Great Missenden offers an historic High Street and a mainline station to London Marylebone (travel time approximately 35 minutes).

## Directions

Post code for Sat Nav: **HP16 9ET**

## Viewings

Strictly by appointment only.

## Mortgage

Contact your local Tim Russ & Company office who can introduce you to their professional financial advisor.

## Additional Information

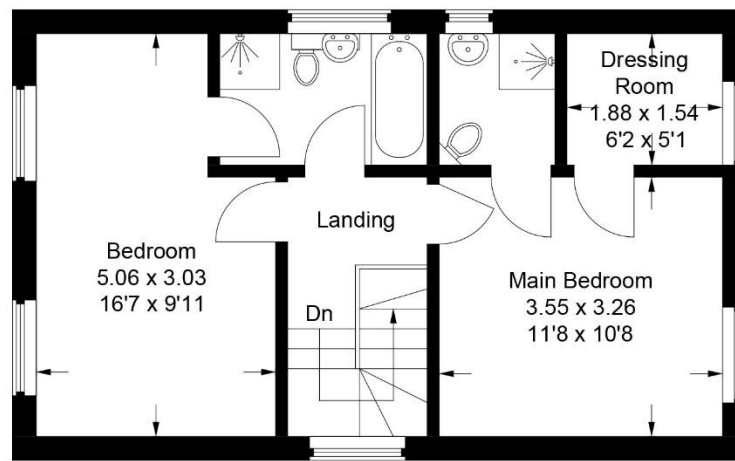
Council Tax Band: F

Tenure: Freehold

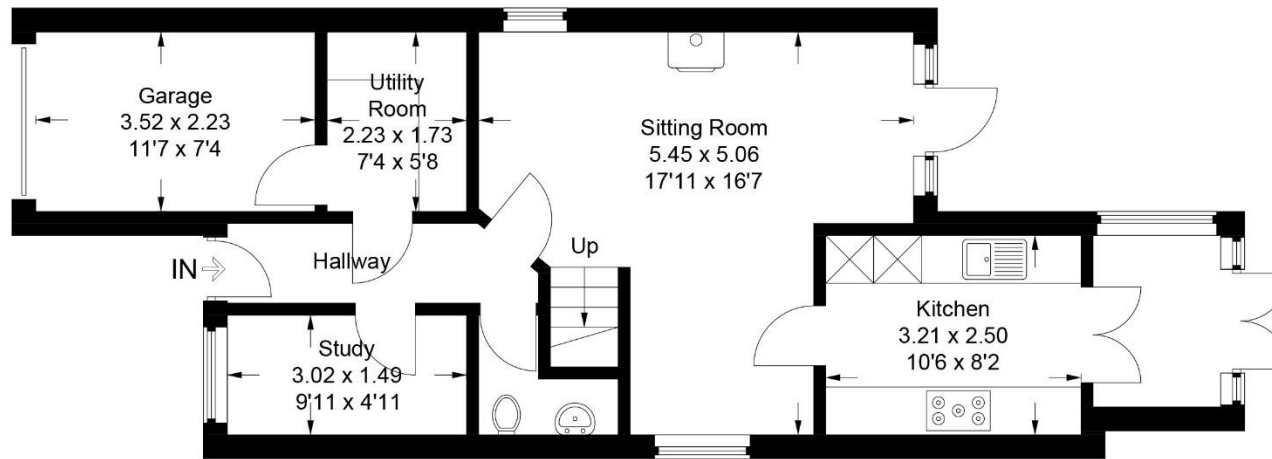
Ref: HTR2169

Score	Energy rating	Current	Potential
92+	A		
81-91	B		81 B
69-80	C	69 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		





**First Floor**



**Ground Floor**

## 24C Peters Close

Approximate Gross Internal Area (Including Garage)

Ground Floor = 58.3 sq m / 627 sq ft

First Floor = 43.4 sq m / 467 sq ft

Total = 101.7 sq m / 1094 sq ft

Floor Plan produced for Tim Russ & Company by Media Arcade ©.

Illustration for identification purposes only. Window and door openings are approximate. Whilst every attempt is made to assure accuracy in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.



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