



Eastham Chilton Close, Penn - HP10 8AQ
£750,000 Freehold



- Stunning large open plan kitchen/dining room with French doors to patio and garden
- Three bedrooms, ensuite shower room, family bathroom and bonus loft room with carpet and lighting which could easily be converted into a fourth bedroom
- Landscaped rear garden with patio area enclosed by timber fencing
- Driveway parking with EV charging point

Hazlemere is conveniently located between High Wycombe and Amersham offering excellent commuter links into London, both with regular trains into Marylebone. Within a short walk is a local parade of shops. Restaurants can be found on Hazlemere Crossroads and at Park Parade there a wider range of amenities. The property is in walking distance of Manor Farm schools, a car ride away you have the options of The Royal Grammar School & John Hampden Grammar School (for boys), Beaconsfield High School and Wycombe High School (for girls). Buckinghamshire is renowned for its state and private education. Details will need to be confirmed with the appropriate schools for their catchment areas. For recreation there are two local parks nearby. Hazlemere and the surrounding area offers a wide variety of leisure and entertainment facilities including Wycombe Swan Theatre, the swimming pool and multi sports centre on Marlow Hill in High Wycombe. There are also a number of both private and public golf courses in the area and tennis, football and rugby clubs close by.



Nestled within a sought-after cul-de-sac, this immaculate 3-bedroom semi-detached house offers modern living in a newly constructed development. Situated just moments away from reputable schools, convenient transport links, and local amenities, this residence presents a perfect blend of comfort and convenience.

A welcoming sitting room with a generous picture window provides ample natural light to the space. The heart of the home lies in the stunning open plan kitchen/dining area, boasting French doors opening onto the patio and landscaped garden. The German-manufactured handle-less kitchen is a masterpiece, complete with integrated Bosch appliances, Quartz worktops, abundant storage, and a sizeable island unit for culinary enthusiasts. Additionally, a bespoke TV unit and utility room with garden access offer further practicality to this stylish home. The principal bedroom features a contemporary ensuite, while two additional bedrooms are serviced by a modern family bathroom. Completing this impressive property is a loft room, ideal for conversion into a fourth bedroom, offering versatile living options.

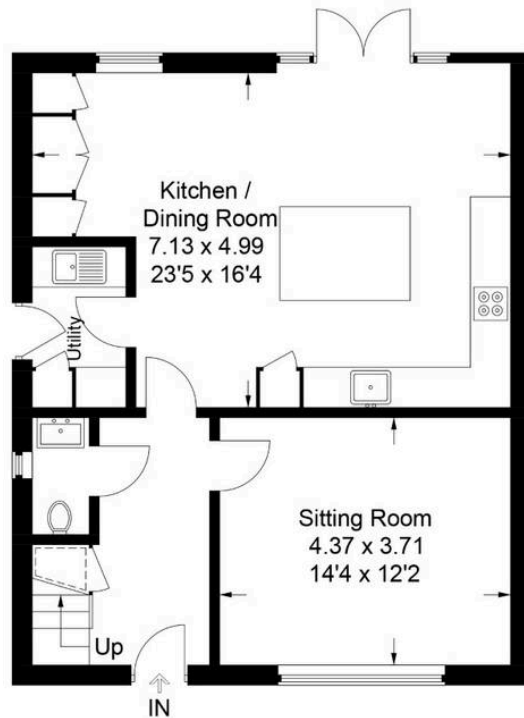
Outside, the landscaped rear garden provides a tranquil retreat with a patio area, enclosed by timber fencing, while the driveway offers convenient parking, complete with an EV charging point.

Council Tax band: TBD

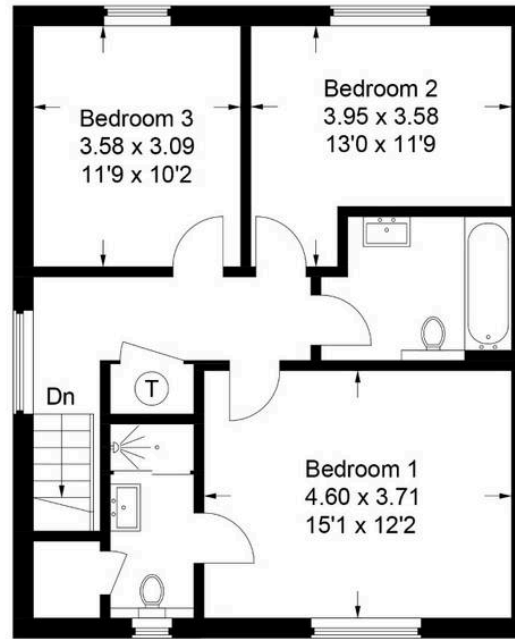
Tenure: Freehold

EPC Energy Efficiency Rating: B

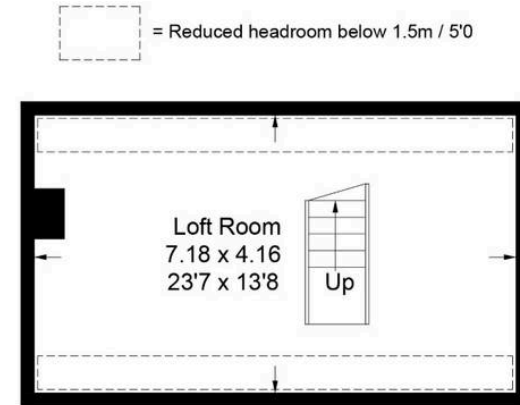




Ground Floor



First Floor



Second Floor

Eastham, Chilton Close, HP10 8AQ

Approximate Gross Internal Area = 127.8 sq m / 1376 sq ft

Loft Room = 29.9 sq m / 322 sq ft

Total = 157.7 sq m / 1698 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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