

Cavendish Road, Chesham HP5 1RW



## *welcome to* Cavendish Road, Chesham

A fabulous three bedroom semidetached bungalow located on Cavendish Road in Chesham which boasts off street parking for 2 cars and well maintained flat front garden, good sized rear garden with an independent workshop to the rear that is accessed via the driveway.











Floor area 69.0 m<sup>2</sup> (743 sq.ft.) approx

Workshop Floor area 19.0 m² (204 sq.ft.) approx

Total floor area 88.0 m<sup>2</sup> (947 sq.ft.) approx

This plan is for illustration purposes only and may not be representative of the property. Plan not to scale.

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#### Hallway

**Kitchen** 13' 9" x 7' 7" ( 4.19m x 2.31m )

**Living Room** 18' 8" x 12' 2" ( 5.69m x 3.71m )

**Bedroom 1** 13' 5" max x 9' 10" max ( 4.09m max x 3.00m max )

Bedroom 2 Irregular Shaped Room 10' 10" max x 9' 10" max ( 3.30m max x 3.00m)

**Bedroom 3** 9' 10" x 6' 7" ( 3.00m x 2.01m )

**Bathroom** 5' 11" x 4' 11" ( 1.80m x 1.50m )

**Workshop** 23' 6" x 7' 5" ( 7.16m x 2.26m )

## welcome to

## **Cavendish Road, Chesham**

- SEMI-DETACHED BUNGALOW
- 3 BEDROOMS
- WELL MAINTAINED THROUGHOUT
- WELL KEPT REAR GARDEN
- LEVEL OFF STREET PARKING X2 TO THE FRONT

Tenure: Freehold EPC Rating: D

## £430,000





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Property Ref: CSM103107 - 0002 1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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Please note the marker reflects the postcode not the actual property