





welcome toUpper George Street, Chesham

A two bed end of terrace cottage within walking distance of the town centre, local amenities and Chesham Underground Station making this home the perfect first time buy for commuting into the big city or for an investor looking for a freehold property that would be highly sought after by tenants.









Upper George Street

Total floor area 90.5 m² (975 sq.ft.) approx









Ground Floor
Floor area 46.1 m² (496 sq.ft.) approx

First Floor Floor area 27.0 m² (291 sq.ft.) approx

Outbuilding

Floor area 17.5 m² (188 sq.ft.) approx

Contact Telephone...
Contact Address...

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

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Hallway

Open Plan Living Area/Kitchen

31' 10" max x 11' 2" max (9.70m max x 3.40m max)

Conservatory

11' 6" x 7' 7" (3.51m x 2.31m)

w c

Bedroom 1

11' 1" x 10' 4" (3.38m x 3.15m)

Bedroom 2

9' 2" x 8' 6" (2.79m x 2.59m)

En-Suite Bath Room

11' 3" x 5' 7" (3.43m x 1.70m)

welcome to

Upper George Street, Chesham

- END OF TERRACE
- LARGE OPEN PLAN LIVING AREA
- CONSERVATORY
- TWO BEDROOMS
- GROUNDFLOOR WC & ENSUITE BATHROOM

Tenure: Freehold EPC Rating: D

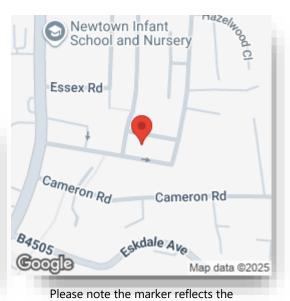
Council Tax Band: C

£365,000









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Property Ref: CSM103543 - 0003 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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postcode not the actual property



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