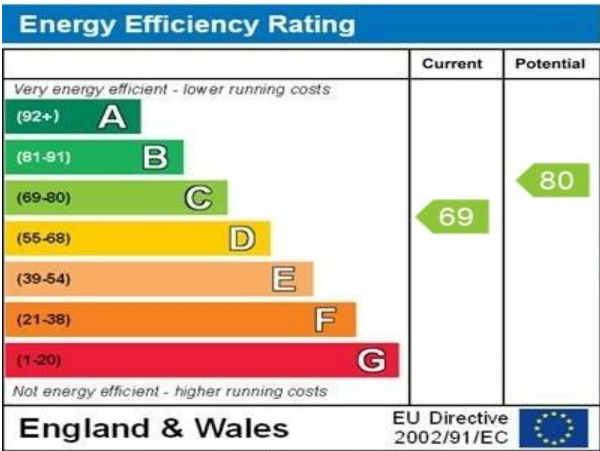




HUNTERS
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265 Chartridge Lane, Chesham, Buckinghamshire, HP5 2SG
Offers In Excess Of £825,000



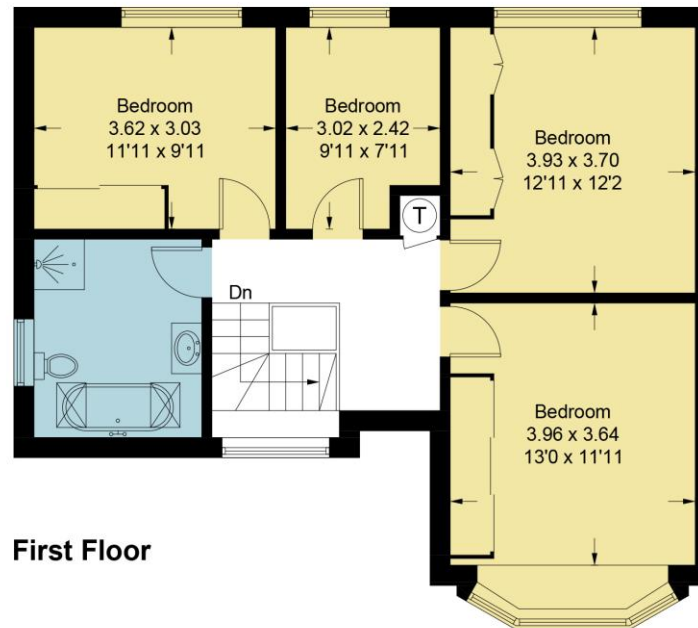
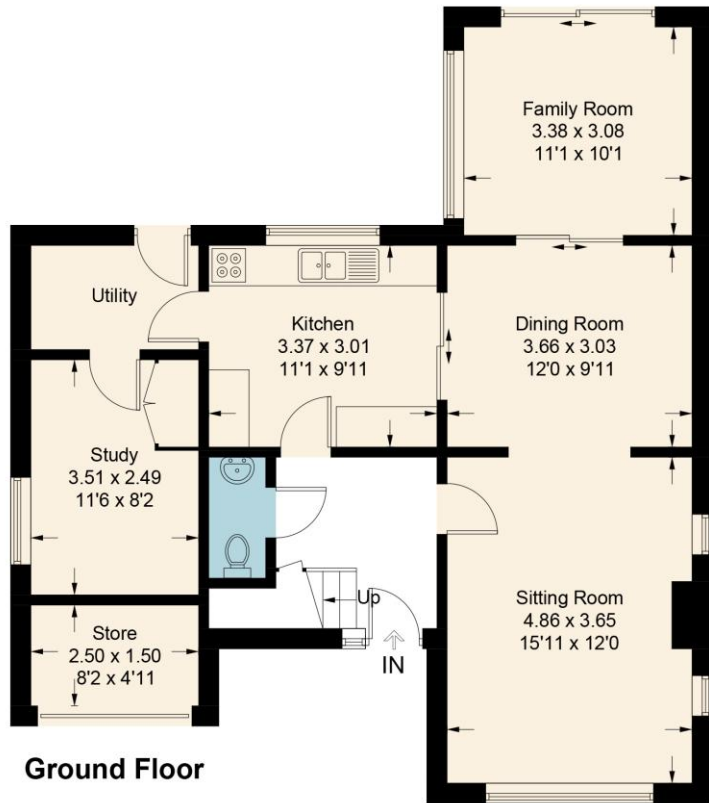
265 Chartridge Lane, Chesham, Buckinghamshire, HP5 2SG

A truly remarkable four-bedroom detached family home on one of Chesham's most desirable roads, within reach of the station and in close proximity of highly regarded local schooling including the sought-after Buckinghamshire Grammar schools. This elegant and stylish family home has recently been tastefully redecorated by an interior designer from Farrow and Ball. As you enter, you are greeted by a welcoming reception hall that sets the tone for the rest of the house. The ground floor offers a beautifully presented living room, a spacious dining room, and a separate family/cinema room complete with sliding doors that open onto the patio and garden. The heart of this home is undoubtedly the stunning bespoke kitchen, fitted with integrated Miele appliances and a hot tap that will delight any culinary enthusiast. Adjacent to the kitchen is a practical utility room, and a study/playroom providing a versatile space to suit your needs. Upstairs, you will find four well-proportioned bedrooms and a stylish family bathroom complete with a bathtub and rain shower. The property further benefits from a part-boarded loft and a separate storeroom, accessible via the garage door, both of which offer ample storage solutions. Stepping outside, you will discover an attractive rear garden with a large patio area, perfect for outdoor entertaining or simply relaxing. The front garden is beautifully lawned, and the gravel driveway provides parking for two vehicles complete with an EV charger. EPC Rating: C



265 Chartridge Lane

Approximate Gross Internal Area
Ground Floor = 74.9 sq m / 806 sq ft
First Floor = 66.3 sq m / 715 sq ft
External Store = 3.7 sq m / 40 sq ft
Total = 145 sq m / 1,561 sq ft



This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken 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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TENURE: FREEHOLD

COUNCIL TAX: BAND F

These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

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