



**Chiltern Road, Wendover, Bucks, HP22 6DA**



**Christopher Pallet**

Professional advice since 1973

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Wendover,  
Bucks,  
HP22 6DA**

**Offers Over £650,000  
Freehold**

This is a fantastic opportunity to purchase a four-bedroom detached home, centrally located on one of Wendover's most sought-after roads, and available with No Onward Chain. The property is located close to the Mainline Train Station and is just a short walk to the High Street.

The accommodation includes an entrance hallway, sitting room, dining room, kitchen, downstairs cloakroom, four double bedrooms, an ensuite shower room, and a family bathroom. Additional features include an integral garage, driveway parking, an enclosed rear garden, gas radiator heating, and double glazing throughout.

Wendover is a sought after village at the foot of the Chiltern Hills with a picturesque village centre. There are a variety of interesting shops, many restaurants, a weekly market and schooling for children of all ages. There is a main line railway station with regular trains to London Marylebone taking less than 50 minutes.





A detached family home with four double bedrooms and offered to the market with No Onward Chain

### On The Ground Floor

The front door opens to a welcoming entrance hallway with stairs leading to the first floor and doors to all ground floor rooms, including a convenient downstairs cloakroom. The sitting room, located at the rear of the property, features a charming fireplace and patio doors that open to the garden. The separate dining room, also at the rear, offers a pleasant view with a window overlooking the garden. The kitchen is equipped with a range of eye and base-level units, complemented by worktops. It includes spaces for appliances, a built-in oven, and has a door to the side and a window facing the front of the house.

### On The First Floor

The landing offers access to the loft space, with a window to the side aspect and doors to all first-floor rooms. There are four double bedrooms, with the main bedroom benefiting from an ensuite shower room. The remaining bedrooms are served by a family bathroom, complete with a three-piece suite.

### Outside

At the front of the property is a pathway leading to the front door, and gated side access. A driveway provides parking for two cars and leads to the integral garage. The rear garden, which enjoys afternoon sun, is mostly laid to lawn and features a patio seating area adjacent to the house.



## Directions

Leave Wendover High street into Dobbins Lane and then take the third turning right into Chiltern Road and the property is located on the left hand side.  
Council Tax Band F  
Council Tax: Band F

Important Notice: These particulars have been prepared for prospective purchasers for guidance only. They are not part of an offer or contract. Whilst some descriptions are obviously subjective and information is given in good faith, they should not be relied upon as statements or representative of fact. If the property has been extended, or altered, we may not have seen evidence of planning consent or building regulation approval, although we will have made enquiries about these matters with the vendor.

### Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		<b>81</b>
(69-80) <b>C</b>	<b>69</b>	
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

## Viewing and Contact Details

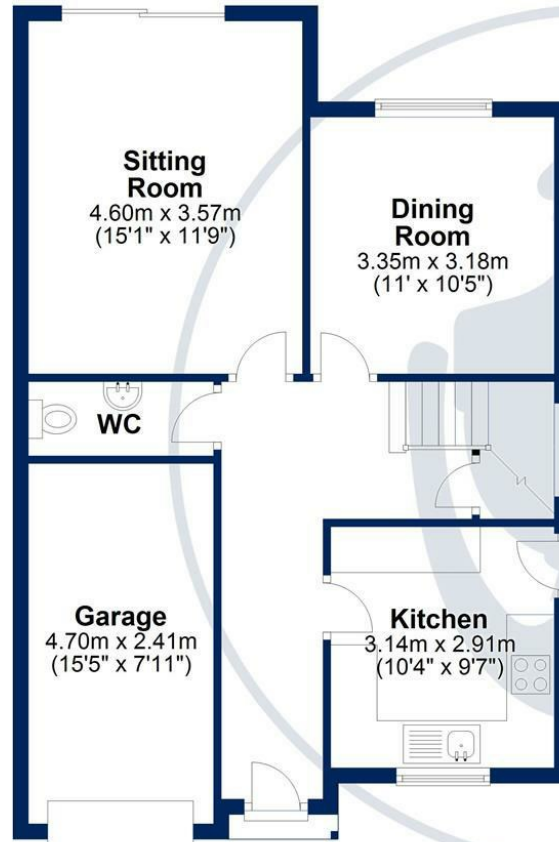


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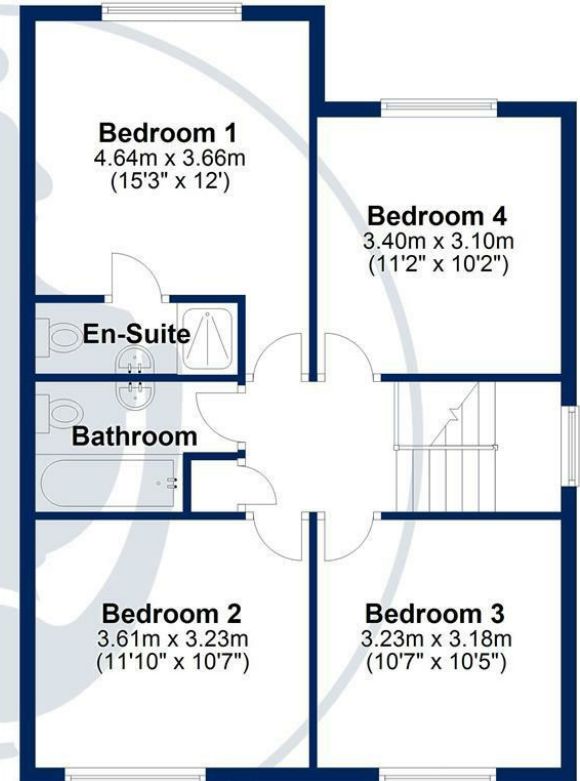
## Ground Floor

Approx. 64.9 sq. metres (698.3 sq. feet)



## First Floor

Approx. 62.7 sq. metres (675.0 sq. feet)



Total area: approx. 127.6 sq. metres (1373.4 sq. feet)  
For illustration purposes only - not to scale



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