



Whimbrel Lodge | Owlswick | Buckinghamshire | HP27 9GD

 Christopher Pallet
Professional advice since 1973

Plot 1 Whimbrel Lodge
Shepherd Meadow
Owlswick
Buckinghamshire
HP27 9GD

Guide Price £850,000
Freehold

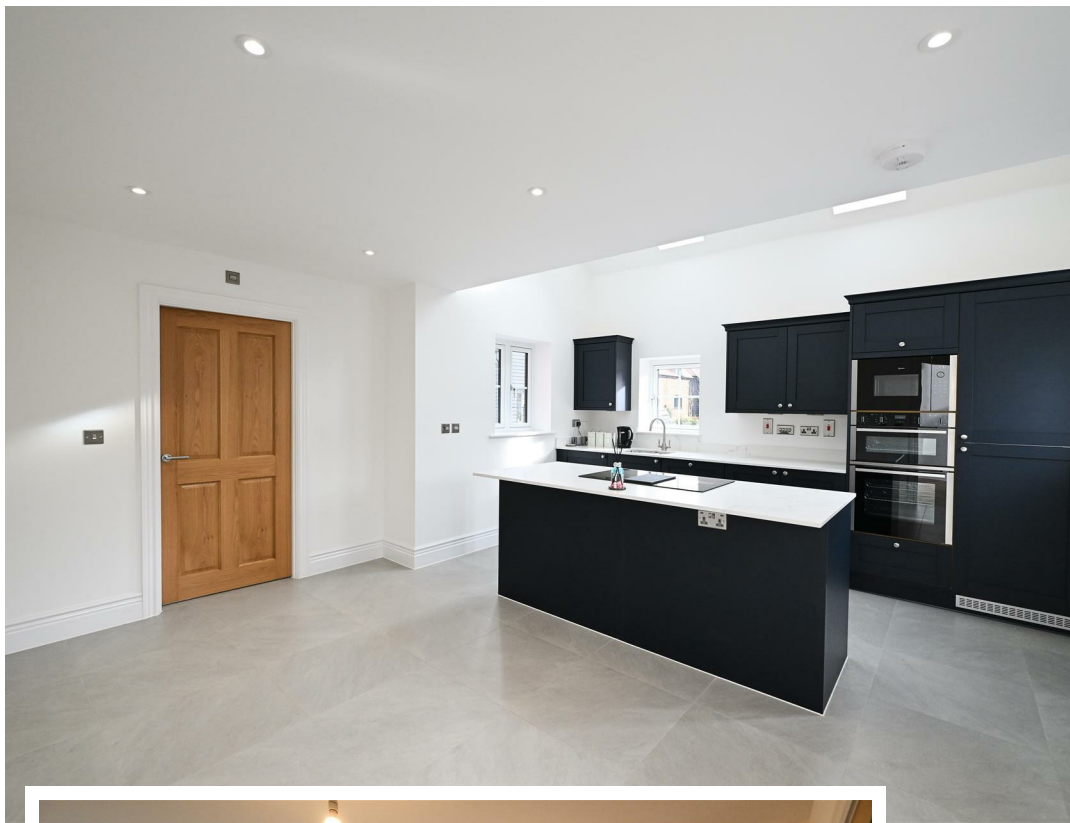
Welcome to Whimbrel Lodge, a beautifully crafted three-bedroom home situated within The Green at Owlswick - an exclusive development of just nine individually designed properties. Nestled in a tranquil village setting, this exceptional home combines rustic charm with cutting-edge design and future-proofed living. From the bespoke kitchen with oversized island unit to the oak staircase and feature log burner, every element has been carefully curated to offer style, sophistication, and lasting comfort.

With air source heating, underfloor heating throughout the ground floor, and super-fast fibre broadband, Whimbrel Lodge has been designed with modern living in mind. Just a short drive from train stations providing direct links to London, and within easy reach of local shops, schools, and amenities, it offers the perfect blend of countryside peace and everyday convenience.





Whimbrel Lodge – Where Country Charm Meets
Contemporary Living



A Brand New Family Home Built to an Exceptionally high Specification

On The Ground Floor

Step into a welcoming entrance hall that sets the tone for the entire home, featuring oak detailing and sleek Minoli porcelain tiled flooring throughout. The heart of the house is the expansive kitchen/family room, complete with a bespoke kitchen, oversized island, and access to the garden through elegant double doors - ideal for entertaining or relaxed family living. The log burner adds warmth and character to the main living space, while a separate dining room provides an intimate setting for formal occasions. A convenient WC and utility room complete the ground floor.

On The First Floor

The first floor is home to three generous double bedrooms, all thoughtfully designed for comfort and style. The principal bedroom includes a beautifully finished ensuite, while the remaining bedrooms share a luxurious family bathroom featuring a freestanding bath and separate walk-in shower. The natural light and tranquil views enhance the peaceful ambience throughout this level.

Outside

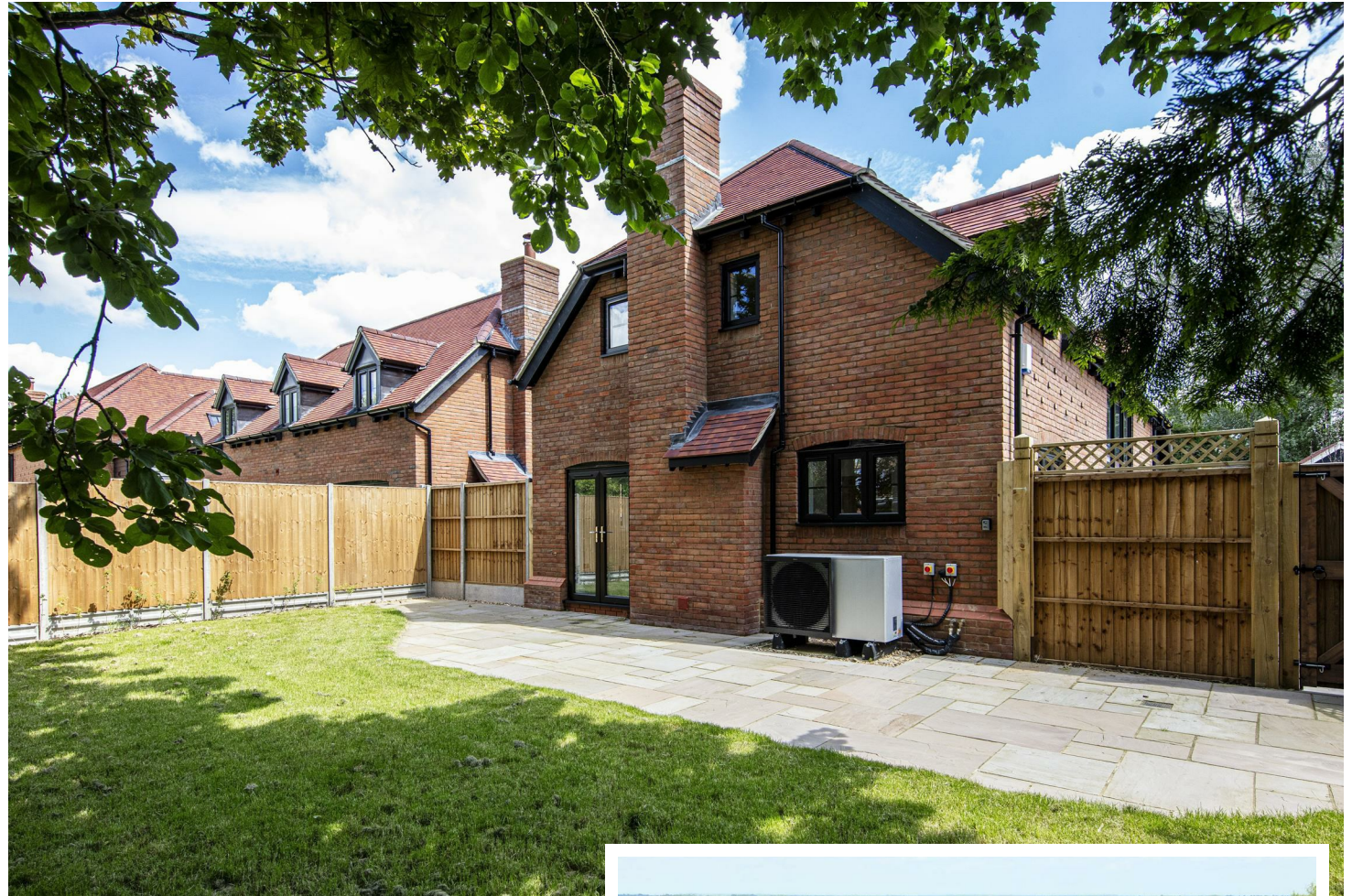
To the rear, a private garden offers a serene outdoor space perfect for alfresco dining, gardening, or relaxing in the sun. A paved patio area connects effortlessly with the interior living space. The property also benefits from ample driveway parking and a high-quality finish that complements the surrounding countryside.



Last Two Remaining

Don't miss your chance to own one of the final homes at this exclusive development. Whimbrel Lodge is one of only two homes still available at The Green, Owlswick — a private collection of nine bespoke residences. Ready for immediate occupancy, these homes offer the rare opportunity to experience luxurious village living, with high-spec finishes and modern design in an idyllic rural setting.

- Prime location near London links
- Exclusive development of just nine
- High-specification bespoke kitchen
- Oak staircase with elegant finish
- Air source heat pump installed
- Underfloor heating to ground floor
- Three spacious double bedrooms
- Ensuite to principal bedroom
- Luxury bathroom with freestanding tub
- Private garden and driveway parking



Whimbrel Lodge

Ground floor

Lounge

6629 x 3823mm (21'9" x 12'7")

Dining

4957 x 3213mm (16'3" x 10'6")

Kitchen/ Family

5127 x 4665mm (16'10" x 15'4")

Utility

2628 x 1875mm (8'7" x 6'2")

Cloak Room

1857 x 1608mm (6'1" x 5'3")



First floor

Bedroom 1

4539 x 3823mm (14'11" x 12'7")

Ensuite

3373 x 1679mm (11'1" x 5'6")

Bedroom 2

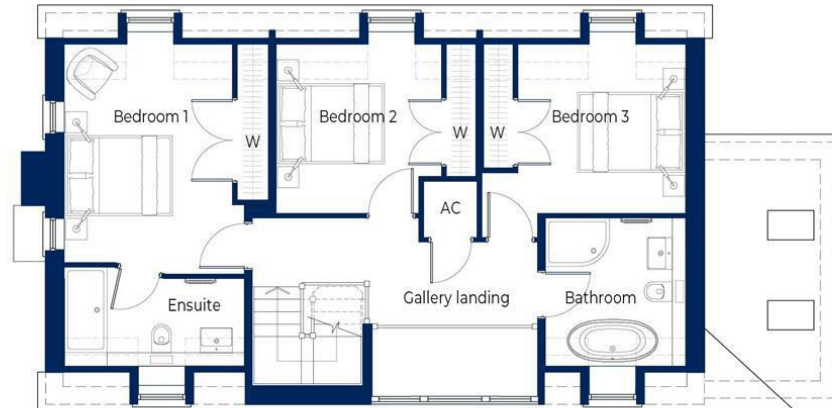
3740 x 3404mm (12'3" x 11'2")

Bedroom 3

3787 x 3404mm (12'5" x 11'2")

Bathroom

2771 x 2627mm (9'1" x 8'7")



Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		96
(81-91) B	88	
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC 	

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