

Haddenham

1 Spitfire Place | Haddenham | Bucks | HP17 8NX



Price £325,000

ACCOMMODATION

Entrance hall with stairs to first floor
Landing with ample storage areas
Light and spacious sitting / dining room
Kitchen with extensive range of units
Built in oven & gas hob and white goods
Main bedroom & en suite shower room
Second bedroom with fitted wardrobes
Spacious bathroom
Parking in carport beneath property
Close to Thame & Haddenham station



A deceptively spacious and light two bedroom first floor FREEHOLD coach house apartment which must be viewed to be appreciated. It is ideally situated on a quiet walkway position overlooking a well maintained green and close to the railway station and amenities. There is a staircase to the first floor with spacious landing. The sitting/dining room benefits from windows to the front and side making it particularly light and airy and offering spacious accommodation. The kitchen has an extensive range of units



with built in oven and gas hob, freestanding washing machine and fridge / freezer and wall mounted gas boiler housed in cupboard. The main bedroom is well appointed and benefits from a range of wardrobes and an en suite shower room with velux window, the second bedroom also benefits from fitted wardrobes and storage space. There is a good sized bathroom with part tiled walls, white suite and velux window. There are four car ports beneath the property with one being allocated for the apartment as well as it owning a locked storage cupboard. There is also a shared visitors space.

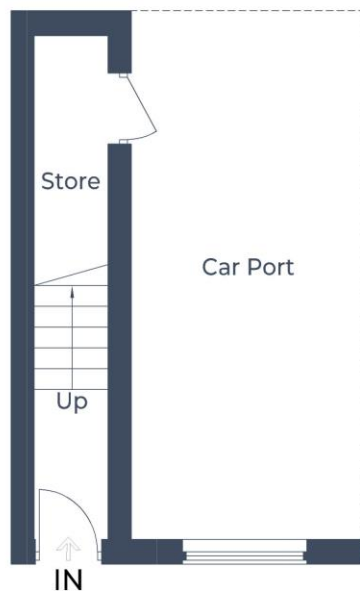
KEY FEATURES

- Rare opportunity to purchase a FREEHOLD coach house apartment
- Deceptively spacious and light accommodation throughout
- Situated on delightful walkway position with park area to the front
- A few minutes walk from the train station as well as the local amenities
- Offered For Sale with NO ONWARD CHAIN
- Annual Service Charge for outside maintenance of £350.00 per annum
- Please contact Colombs to arrange a suitable time to view 01844 214421

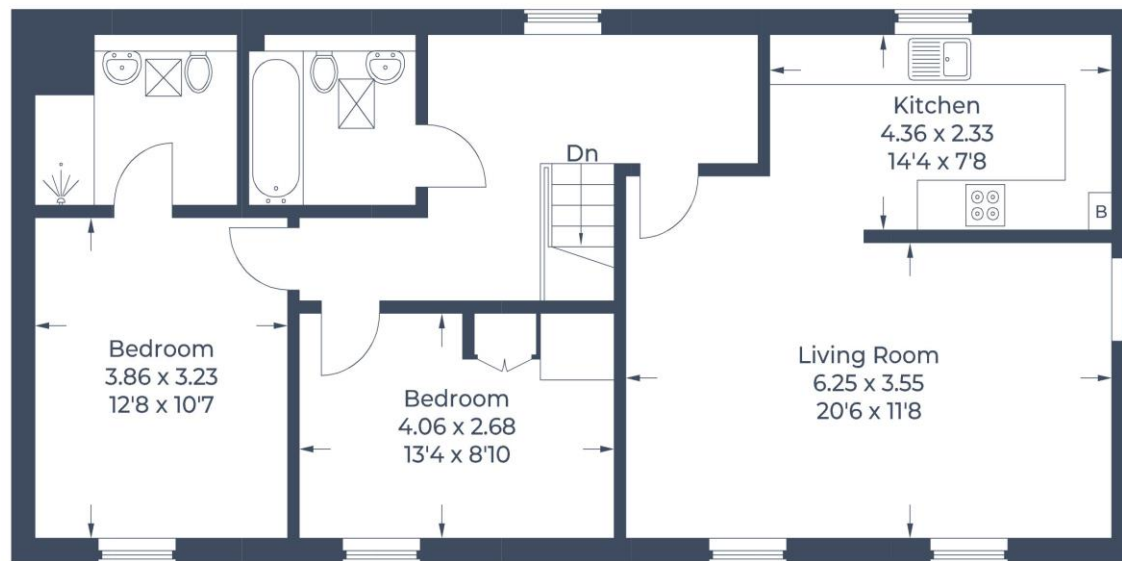


HADDENHAM

. Haddenham is renowned for being the largest village in the country with a delightful church and duck pond. The village has an eclectic mix of period and modern homes as well as excellent local amenities and a choice of three primary schools which feed to Aylesbury Grammar Schools. Thame & Haddenham Parkway Station is within easy access and provides a fast and reliable access to London Marylebone as well as Oxford and Birmingham. The M40 is easily accessible being some 15 minutes drive away. The historical market town of Thame is close by and offers an excellent range of independent shops as well as coffee shops and restaurants. There is also a vast network of public footpaths.



Ground Floor



First Floor

Approximate Gross Internal Area
Ground Floor = 6.0 sq m / 64 sq ft
First Floor = 83.8 sq m / 902 sq ft
Total = 89.8 sq m / 966 sq ft

Local Authority – Buckinghamshire Council

Council Tax - C

EPC - C

Illustration for identification purposes only,
measurements are approximate, not to scale.
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IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.