

Long Crendon

24 Peascroft | Long Crendon | Bucks | HP18 9AU



Price £350,000

ACCOMMODATION

Entrance hallway with stairs to first floor
Modern & contemporary fitted kitchen
Well appointed sitting/dining room
Conservatory with storage cupboard
Main bedroom with built in wardrobes
Second double bedroom and a single
Spacious bathroom with white suite
Fully enclosed decked rear garden
Access to garden from double gates
Offered For Sale with NO ONWARD CHAIN



Tucked away in a quiet cul de sac location and a few minutes walk from Long Crendon's scenic High Street this property is well presented and offers spacious accommodation throughout making it an ideal purchase for anyone wanting to live within this renowned village. The property has a secluded front garden with front door opening into the reception hall with staircase to first floor. The kitchen has been refitted with an extensive range of base and wall units with wall mounted oven and induction hob as well as Amtico



flooring. The sitting / dining room is particularly spacious with ample room for both sofas and a dining table. There are doors opening into the conservatory which has a useful storage cupboard and French doors opening out into the rear garden. On the first floor the main bedroom benefits from a range of built in wardrobes and has a rear aspect, there is a second good sized double bedroom with alcove area and a further single bedroom / home office. The bathroom is both modern and light with white suite and part tiled walls. Externally there is an easily maintained rear garden which has been decked with double gates opening to the road. The current owners park in front of the gates, however, while this space is not included in their title, it must remain accessible for garden entry.

KEY FEATURES

- A well presented three bedroom end of terraced home in Long Crendon
- Situated in a quite walkway position with path leading to the High Street
- Ideal starter property within Long Crendon and close to nearby park
- Within walking distance of Long Crendon Primary School and Nursery
- Close proximity to Market Square and local amenities within the village
- Offered For Sale with NO ONWARD CHAIN making this an ideal purchase
- Please call Colombs on 01844 214421 to arrange a suitable time to view



LONG CRENDON

Long Crendon is an attractive village located 2 miles north of Thame and is surrounded by open countryside with a vast range of footpaths & bridleways. The village has an excellent community feel and has a good range of shops and amenities within the village as well as local restaurants and public houses.

There is a very popular Primary School which feeds into both Lord Williams in Thame and the Aylesbury Vale Grammar schools as well as excellent commuting to London via the railway station at Thame & Haddenham Parkway and by car from the M40 access

Local Authority – Buckinghamshire Council

Council Tax - C

EPC - D

24 Peascroft

Approximate Gross Internal Area
Ground Floor = 49.8 sq m / 536 sq ft
First Floor = 38 sq m / 409 sq ft
Total = 87.8 sq m / 945 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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