



**NORTHUMBERLAND AVENUE, AYLESBURY, BUCKINGHAMSHIRE**

**£1,100,000**  
**FREEHOLD**

A stunning five bedroom detached family home situated on one of Aylesbury's most sought after roads. This spacious property features multiple reception rooms, a large open plan kitchen/dining area with bi-fold doors, utility room and downstairs WC. Upstairs offers five generous bedrooms and two modern bathrooms. Externally, the home boasts a beautifully landscaped rear garden complete with a gym and garden room, as well as driveway parking for multiple vehicles. Ideal for families seeking space, style, and an excellent location.



# NORTHUMBERLAND AVENUE

• NORTHUMBERLAND AVENUE • DETACHED FAMILY HOME • FIVE BEDROOMS • LANDSCAPED GARDEN WITH GYM AND GARDEN ROOM • DRIVEWAY PARKING AND GARAGE • HIGHLY DESIRABLE SCHOOL CATCHMENTS • SOUTHSIDE LOCATION • MULTIPLE RECEPTION ROOMS • EN SUITE, SHOWER ROOM, CLOAKROOM AND UTILITY • LARGE KITCHEN/DINING ROOM WITH BI FOLDING DOORS



## LOCATION

Northumberland Avenue is one of Aylesburys most sought after residential roads. It's location is ideal for schooling with Turnfurlong Combined, St Edwards Junior and St Josephs Infant all in close proximity for primary education. At secondary level the highly regarded Boys Grammar and Girls High School are both within walking distance. Northumberland Avenue is just over a mile walk to the town centre with all it's amenities and also fairly short walking distance to Jansel Square shopping parade. Being located to the south of the town centre there is good access by road towards London and the M25 on the A41 and A413.

## ACCOMMODATION

Nestled on one of Aylesbury's most desirable roads, this exceptional five bedroom detached family home offers an impressive blend of stylish modern living and generous space.

Upon entering, you are welcomed by a spacious entrance hall that sets the tone for the rest of the property. A convenient cloakroom is located off the hallway, alongside access to multiple living areas. The family room provides a versatile space perfect for relaxation, play or work from home needs, while the elegant living room offers a more formal setting.

At the heart of the home lies the stunning

kitchen/dining room, beautifully designed with sleek cabinetry and premium worktops. This contemporary space features a large kitchen island, a full range of integrated appliances, and expansive bi-fold doors that open onto the rear garden, seamlessly connecting indoor and outdoor living areas.

Upstairs, the property offers five well proportioned bedrooms, including a luxurious master suite complete with a full en suite bathroom. A modern shower room serves the remaining bedrooms, providing convenience and comfort for family and guests alike.

Externally, the landscaped rear garden is a true highlight, featuring a generous patio area ideal for outdoor dining, a wide expanse of lawn bordered by mature shrubs, and two excellent outbuildings: a fully equipped garden room with light and power, and a separate gym.

To the front, the property benefits from driveway parking for multiple vehicles as well as a garage.

This exceptional home offers a rare opportunity to acquire a high-specification, versatile family property in a prime location.



## NORTHUMBERLAND AVENUE









## NORTHUMBERLAND AVENUE

### ADDITIONAL INFORMATION

**Local Authority** – Buckinghamshire

**Council Tax** – Band F

**Viewings** – By Appointment Only

**Floor Area** – sq ft

**Tenure** – Freehold



