



ROMNEY LANE, QUANTON, AYLESBURY

OFFERS IN EXCESS OF £385,000

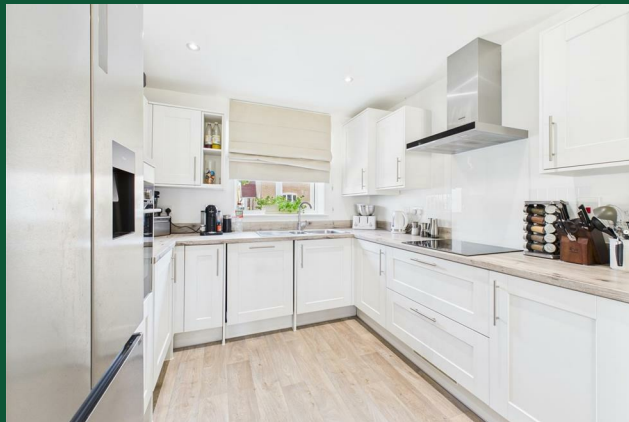
FREEHOLD

Immaculately presented three bedroom semi-detached family home located in the sought-after village of Quanton, within the desirable Waddesdon school catchment area. The property is offered with no upper chain and features a spacious open-plan kitchen/living/dining area, downstairs cloakroom, three bedrooms and a modern family bathroom. Outside, the home boasts both front and rear gardens and a driveway providing off-street parking with EV charger. Ideal for families seeking a stylish home in a well connected village setting.



ROMNEY LANE

• QUANTON VILLAGE • THREE BEDROOM
HOUSE • SEMI DETACHED • IMMACULATE ORDER
THROUGHOUT • OPEN PLAN
KITCHEN/LOUNGE/DINER • DRIVEWAY PARKING WITH
EV CHARGER • NO UPPER CHAIN • DOWNSTAIRS
CLOAKROOM • ENCLOSED REAR
GARDEN • WADDESDON SCHOOL CATCHMENT



LOCATION

The village of Quainton is situated approximately 7 miles from Aylesbury and has its own popular village primary school as well as being situated within the catchment area for the highly regarded Waddesdon C of E Secondary School.

The village itself has a real sense of community and at the heart of that is a picturesque village green with a grocer, local shop village pub. At the top of the green there are views of historical landmark Quainton Windmill and further around the corner is the village church. Local rail links can be found close by at Aylesbury Parkway which is approximately 5 miles away. Nearby Aylesbury has a full range of shopping and facilities. Junction 9 of the M40 is approximately 14 miles away.

ACCOMMODATION

Upon entering the property, you are welcomed into a bright entrance hall which provides access to a convenient downstairs cloakroom. The heart of the home is the impressive open-plan kitchen/living/dining area, designed with modern family life in mind. The kitchen is fitted with a range of stylish, contemporary units and features integrated appliances, along with space for a freestanding fridge/freezer. The open layout creates a sociable space ideal for both everyday living and entertaining, with natural light flooding in from the rear garden.

Upstairs, the landing provides access to the loft and includes an airing cupboard for additional storage. There are three bedrooms, each thoughtfully decorated and ideal for family members, guests, or a home office. The family bathroom is modern and well-appointed, featuring a white suite with bath and overhead shower.

Outside, the property benefits from attractive front and rear gardens, perfect for outdoor enjoyment and relaxation. A private driveway offers off-street parking and includes an electric vehicle charging point, adding convenience and future-proofing to this lovely home.

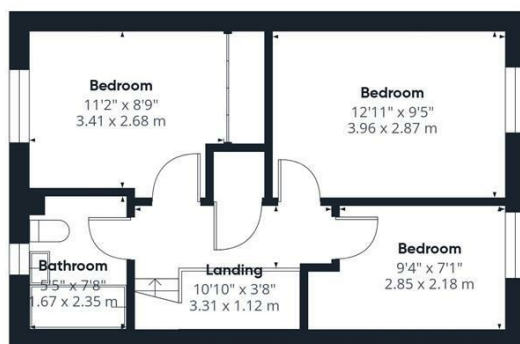
This is a fantastic opportunity to acquire a stylish and well-maintained home in a vibrant village community, combining rural charm with modern amenities and excellent schooling options.

ROMNEY LANE





Ground Floor



Floor 1

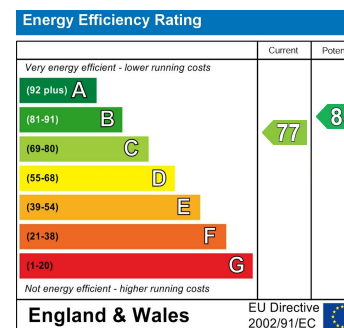
Approximate total area¹⁾
837 ft²
77.6 m²

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations are based on RICS IPMS 3C standard.

GIRAFFE360



Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

George David & Co
46 High Street
Aylesbury
HP20 1SE

01296 393 393
info@georgedavid.co.uk
www.georgedavid.co.uk

