



Flora, Chapel Lane, Naphill Common, Naphill, Buckinghamshire, HP14 4RF

Asking Price | £1,350,000

## Property Description

Presenting an exceptional opportunity to own one of two newly constructed, luxurious detached houses in the sought-after Naphill Common. Nestled in a serene location, these residences overlook mature woodland, establishing a tranquil and idyllic setting. These luxurious architectural masterpieces showcase meticulous craftsmanship and attention to detail, guaranteeing unparalleled elegance and comfort in your dream home.

Each detached property boasts an open and airy floor plan with generous living spaces, including a large open plan kitchen/dining/sitting area flooded with natural light with bi-fold doors leading to the garden from the sitting room. The stunning living room has wood effect porcelain parquet with feature bay window and Shueco bi-fold doors on to the garden. The ground floor also features a practical WC styled with Geberit sanitaryware and Hansgrohe brassware. There is also an ample sized separate study, perfectly suited for today's modern work needs.

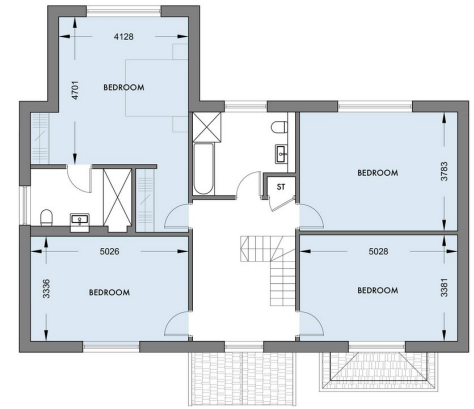
"Flora" has been constructed to a very high specification, ensuring it meets the demands of modern living, with energy-efficient solar PV panels and innovative design such as recessed LED lighting to the principal bedroom and main living areas, underfloor heating, to both floors walnut interior doors with black ironmongery and historically designed timber look Residence9 windows.

The stylish made to measure Schmidt kitchen is a masterpiece of harmonious modern design, featuring Neff appliances, custom cabinetry, Dekton stone worktops and breakfast bar making it the perfect social space for keeping your guests entertained whilst preparing dinner. There is porcelain tile flooring ensuring a seamless integration between the kitchen, sitting room and dining areas. There is also a separate utility room for your convenience.

All four bedrooms are well-proportioned with plenty of room for family and guests. Recessed LED lighting and bespoke hand crafted wardrobes add a touch of luxury to the principal bedroom. The en-suite to the principal bedroom and family bathroom add a touch of opulence as they are styled with Geberit sanitaryware, Italian tiling and Hansgrohe brassware fixtures and fittings creating a sleek and stylish space. The family bathroom features both a bath and a separate shower, while the en-suite boasts a spacious double-length shower cubicle.

The garage provides ample parking space and storage, ensuring your vehicles and belongings are safe and secure. There is also parking for several vehicles to the front of the property. A distinctive feature of this property is its direct frontage onto picturesque woodland, offering tranquillity and a sense of connection to nature. The property features a beautifully landscaped garden, perfect for outdoor relaxation, entertaining, or gardening enthusiasts. Enjoy the serene woodland views from the patio area, which is an ideal spot for alfresco dining or simply unwinding.

Nestled in the serene Naphill Common, this residence provides a tranquil escape while maintaining close proximity to vital conveniences like schools, local shops, and efficient transportation links to neighboring towns such as High Wycombe and Princes Risborough. The village of Naphill, Buckinghamshire, presents an array of activities and amenities for both residents and visitors, hosting diverse village events throughout the year. A delightful stroll from the property leads to the scenic Naphill Common, an idyllic green space perfect for picnics, leisurely dog walks, or simply reveling in the refreshing outdoors.



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