



Property Features

- Detached home on a third-acre plot in a quiet cul-de-sac.
- Excellent potential to extend or reconfigure (STPP).
- Three bedrooms, with scope for a fourth.
- Principal bedroom with dressing room
- Spacious L-shaped lounge with open fireplace
- Multiple reception rooms, including study and music room.
- Good-sized kitchen, utility room, and downstairs WC.
- Mature garden with patios, greenhouses & woodland area.
- Driveway parking for several cars and a double garage.
- Awaiting EPC / Council Tax Band G

Full Description

Tucked away at the end of a peaceful cul-de-sac in the sought-after village of Flackwell Heath, this substantial detached family home sits proudly on a generous third-of-an-acre plot. Offering excellent potential to extend or reconfigure (subject to the usual planning consents), this property represents an exciting opportunity for buyers looking to create their ideal home in one of South Buckinghamshire's most desirable locations.

The property offers versatile living space with scope to adapt the layout to suit individual needs. A welcoming entrance hallway provides access to the main living areas. To one side is Bedroom Three, ideal as a guest room or ground-floor bedroom, alongside a convenient downstairs shower room. The main reception space is an impressive L-shaped lounge, featuring an open fireplace and generous proportions that comfortably accommodate lounge, dining, and study areas. Patio doors open onto a sunny terrace, creating an effortless connection between indoor and outdoor living. A further reception room/Bedroom Four is currently arranged as a music room, complemented by an additional study, providing the perfect home office or hobby space.

The kitchen is of a good size, complete with a central island and ample storage, though it now offers an exciting opportunity for modernisation and redesign. Beyond the kitchen is a practical inner lobby with a downstairs WC and utility room, providing direct access to the garden and a second patio area — perfect for morning coffee or al fresco dining.

Upstairs, the spacious principal bedroom offers generous wardrobe space and has the benefit of an adjoining dressing room — providing plenty of room for shoes, handbags and clothing collections. There is also a second double bedroom and a family bathroom, which includes both a bath and separate shower.

The garden is a true highlight of this property — a beautifully established and mature space offering a wonderful sense of privacy. There are two patio areas: one accessible from the lounge, perfect for entertaining, and another adjacent to the inner lobby. The grounds feature mature trees, shrubs, and lawned areas, as well as space for two greenhouses, a shed, and a charming woodland corner. With its size and seclusion, the garden offers fantastic potential to create zoned “garden rooms”, a vegetable plot, or even to site a garden office or studio (subject to consent). To the front, a wide driveway provides ample parking for multiple vehicles, leading to a double-width garage, ideal for storage or conversion









