



5 New Road, Stokenchurch, Buckinghamshire, HP14 3RT - £475,000



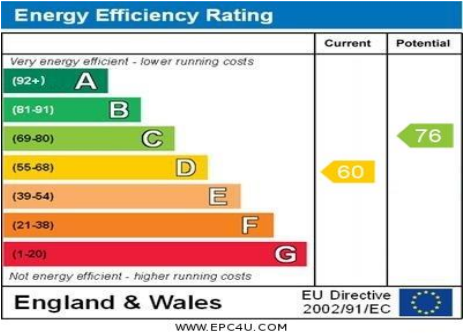
# A spacious three bedroom town house with views over countryside to rear.

Accommodation Over Three Floors | Entrance Hall | Family Room/Bedroom Four | Shower Room/W.C. | First Floor Landing | Lounge | Dining Area | Modern Refitted Kitchen | Second Floor Landing | Three bedrooms | Modern Fitted Bathroom Suite | Gas Heating To Radiators | Double Glazing | Integral Garage | Garden To Rear |

Located in a small driveway of just three properties this deceptively spacious end of terraced town house provides flexible 'bright & airy' accommodation over three floors with modern fitments throughout. The accommodation comprises entrance hall with under stair utility cupboard, door to integral garage, family room/bedroom four with shower room/W.C. The first floor provides a large lounge/dining area and modern refitted kitchen with integral appliances and a range of units with pull out racks. Three bedrooms along with a modern family bathroom suite are located on the second floor. Double glazing, gas heating to radiators, parking to front and gardens to rear also feature.

Price... £475,000

Freehold





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## LOCATION

Stokenchurch is a popular village nestled in the Chiltern Hills surrounded by open countryside. There are a number of local shops, café and a library and some local pubs. There is also healthcare provision with both a doctor and dental surgery, and a chemist in the village. The schools within the area are all highly regarded. The area boasts beautiful countryside and is nearby to the riverside town of Marlow and the larger town of High Wycombe which offers more extensive facilities. Junction 5 of the M40 is located nearby and is ideal for the commuter both to London, Oxford and Birmingham, via either the motorway or the mainline railway service direct to Marylebone, Oxford and Birmingham located at High Wycombe approximately 9 miles away.

## DIRECTIONS

From the village centre proceed in an easterly direction on the Wycombe Road A40. New Road can be found on the right before you leave the village and the property is located in a small drive on the left hand side.

## ADDITIONAL INFORMATION

### EPC Rating

D

### Coiuncil Tax

Band D

### MORTGAGE

Contact your local Wye Residential office who can introduce you to their Independent Financial Adviser

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*Whilst we endeavour to make our sales details accurate and reliable they should not be relied on as statements of representation of fact and do not constitute any part of an offer or contract.*

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