

SYCAMORE LEYS
STEEPLE CLAYDON

14 Sycamore Leys, Steeple Claydon

Buckingham, MK18 2RH

A fantastic 4 bedroom family home, with double garage and driveway parking. The house sits proudly on a slight incline at the end of a cul de sac, close to the local amenities of the village of Steeple Claydon yet still in a private a quiet location.

As you approach the impressive home, you enter into a spacious hallway with downstairs cloakroom on the right hand side, and separate study to the left hand side. Moving to the rear is the kitchen, this is the real hub of the home. The kitchen is a good size and comfortably accommodates a table in the middle. Off the kitchen is the utility room, with back door leading to the driveway and double garage.

The dining room and living room are located on the right hand side of the house, both spaces are lovely and bright and flow nicely into one another. There is also the additional benefit of a conservatory which opens onto the beautifully maintained garden.

Upstairs, there are 4 double bedrooms, 3 of which have built in storage. The main suite has extensive wardrobe space and a lovely ensuite shower room. The main bathroom has also been replaced and is in a great condition.

Guide Price: £495,000

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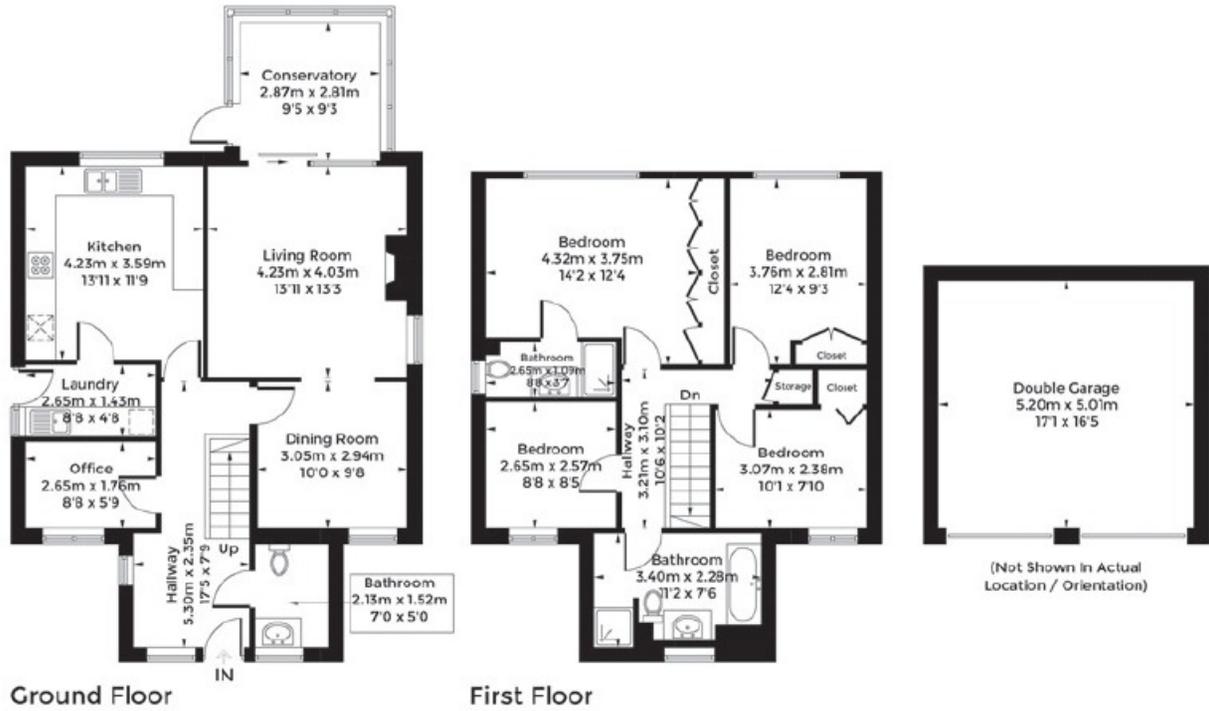


Secluded
Garden





Approximate Cross Internal Area = 136.7 sq m / 1471 sq ft
 Garage = 26.0 sq m / 280 sq ft
 Total = 162.7 sq m / 1751 sq ft



Council Tax: Band F

Parking

Local Authority
Aylesbury Vale

14 Sycamore Leys
Steeple Claydon
BUCKINGHAM
MK18 2RH

Energy rating
D

Valid until
14 March 2033

Certificate number
1500-8055-0822-2297-3773

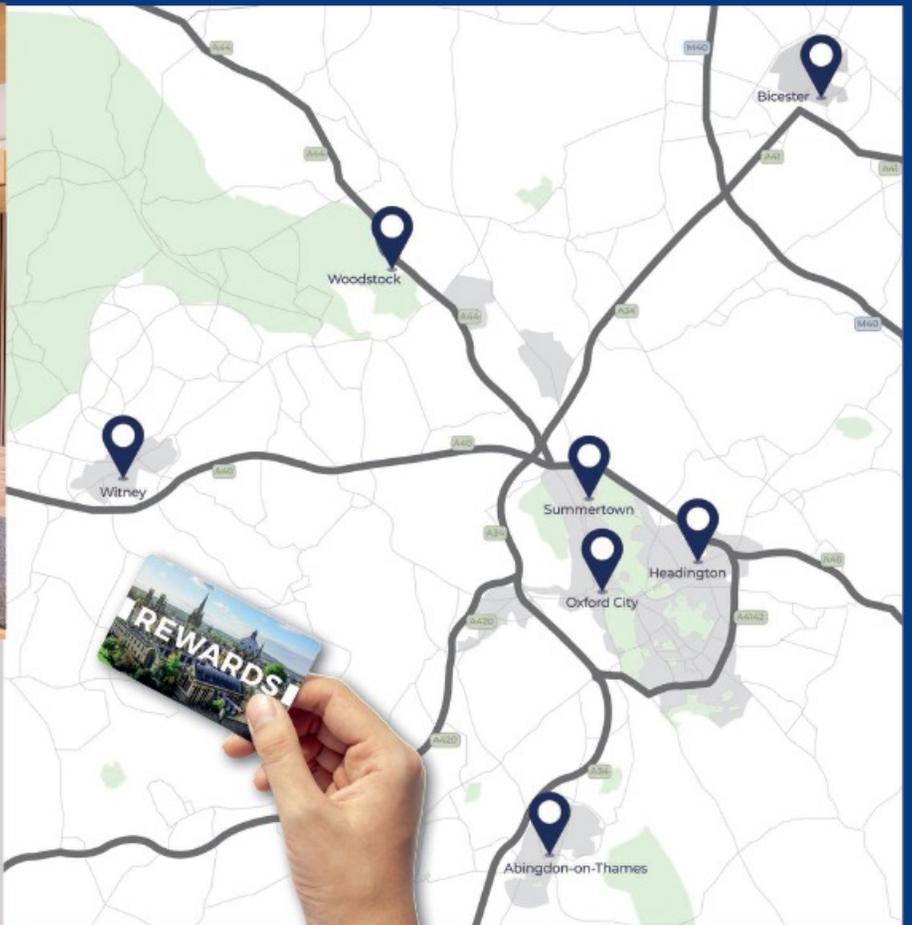
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“Location Comments”

Steeple Claydon is now one of the largest villages in Aylesbury Vale. It has a public house, a Co-op supermarket, a bakery, a hairdresser, a fish & chip shop, a Chinese Takeaway, a dentist, a doctor's surgery and a garage.

The village is about 4 miles (6.4 km) south of Buckingham, 4.5 miles (7 km) west of Winslow and 7 miles (11 km) northwest of Waddesdon





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