



Connells

Waine Close
Buckingham



Property Description

The accommodation is bright and airy throughout and is situated in a peaceful sought after location within close proximity to a range of supermarkets and within a 10 minute walk of Buckingham town centre and within good catchments for Grammar, Primary and Secondary schools. The property has been well maintained by the present owners, you will find the property with all modern comforts. This particular home has been laid out in a practical fashion for both family and working life.

Entering via the hallway you are met with a modern cloakroom and access to the integral garage with its remote-control electric roller door, extra sink, washing and drying machine facilities. The hallway leads you into the tasteful Lounge. At the heart of this fabulous home is the modern open plan Kitchen/Dining room which expand the full width of the property and gives views and access to the landscaped garden. The Kitchen has a fantastic range of floor and wall units, spaces for a rangemaster cooker, tall standing fridge/freezer, dishwasher and houses the refitted gas central heating boiler.

Upstairs there are four bedrooms, the master with fitted wardrobes and modern en-suite shower facilities and the second double bedroom benefits from fitted wardrobe space. The third bedroom also has fitted wardrobe space. There is also the family bathroom.

Outside Space

Outside, there is a private South Easterly facing rear garden which enjoys a sunny patio area with the rest being mainly laid to lawn with flower and shrub borders and a wooden summerhouse. There is a gated side access into the garden.

Mortgage Services

Connells Buckingham have a Mortgage Consultant who can offer advice and recommend products based on your circumstances. For more information on our fantastic services, please contact us.



Entrance Hall

Door to the front, cloakroom and lounge with door to the integral garage.

Cloakroom

Modern white suite comprising of WC and basin. Radiator. Part tiled walls. Extractor fan.

Lounge

17' 5" x 10' 4" (5.31m x 3.15m)
UPVC double glazed window to the front. Radiator. TV point and fibre Broadband point. Feature fireplace. Stairs to the first floor. Understairs storage cupboard. Carpet.

Dining Room

9' 8" x 8' 8" (2.95m x 2.64m)
Sliding double glazed patio doors to the rear garden. Feature radiator and carpet.

Kitchen

11' 7" x 8' 10" (3.53m x 2.69m)
Modern fitted shaker style kitchen with a range of floor and wall units with work surface over. Stainless steel 1 1/2 bowl sink and drainer. Space for a rangemaster cooker with extractor unit over. Space and plumbing for a dishwasher. Space for a tall standing fridge freezer. UPVC double glazed window to the rear. UPVC double glazed door giving access to the garden. Tiled flooring with underfloor electric heating. Refitted Central Heating boiler. Open archway to the dining area.

Landing

Stairs from the lounge. Radiator. Loft access. Airing cupboard housing hot water tank and shelving. Loft - partly boarded with a pull down ladder and lights.

Master Bedroom

15' 2" x 8' 7" not inc door recess (4.62m x 2.62m not inc door recess)
Double room. Two UPVC double glazed windows to the front. Two radiators. Built in Wardrobes. Carpet

En Suite

Modern white suite comprising of corner shower cubicle, WC and basin with storage cupboard under. Dual fuel heated towel rail. Extractor fan. Fully tiled. UPVC frosted window to the front.

Bedroom 2

10' 5" x 8' 11" (3.17m x 2.72m)
Double room. UPVC double glazed window to rear. Fitted wardrobe. Radiator. Carpet.

Bedroom 3

8' 11" x 8' 9" (2.72m x 2.67m)
Single room. UPVC double glazed window to the rear. Radiator. Fitted wardrobe. Carpet

Bedroom 4

7' 8" x 7' (2.34m x 2.13m)
Single room currently used as an office. UPVC double glazed window to the front. Radiator. Carpet

Bathroom

Modern white suite comprising of bath with mixer taps and shower attachment over, WC and basin. UPVC frosted double glazed window to the side. Radiator. Fully tiled. Extractor fan.

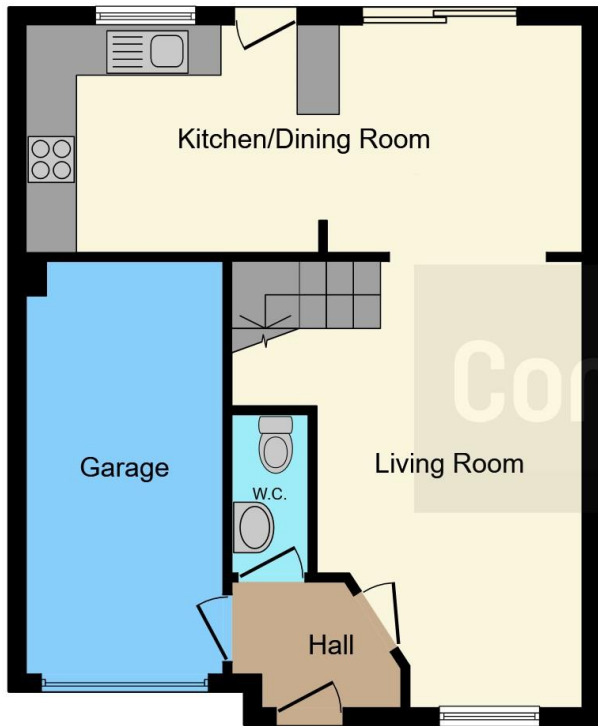
Rear Garden

Private Southeast facing rear garden with patio area. Landscaped, with curved stepping stone footpath. Mature and established flower and shrub borders. Wooden summerhouse. Wooden fence surround. Gated side access. Storage shed and rear light.

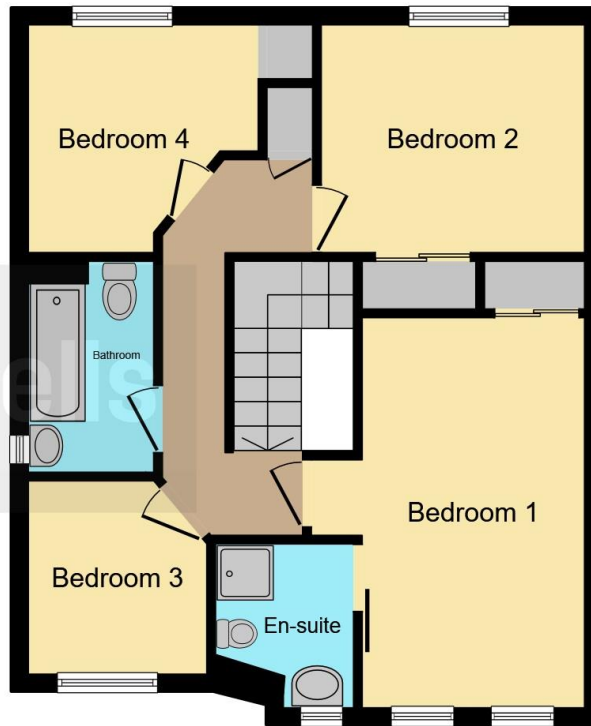
Garage

16' 2" x 7' 8" (4.93m x 2.34m)
Integral garage. Electric roller door with remote controls. Space and plumbing for a washing machine. Space for a tumble dryer. Worktop with a sink and drainer. Light and power.





Ground Floor



First Floor



This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

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Tenure: Freehold



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