



Connells

Bourtonville
Buckingham



Property Description

Located in the heart of the popular market town of Buckingham, this charming three-bedroom mid-terrace property offers a perfect blend of comfort and convenience. The home boasts a stunning 200ft garden, providing ample space for outdoor activities, gardening, or simply relaxing in your own private oasis. Inside, you'll find a spacious kitchen diner, ideal for family meals and entertaining, as well as a cozy living room complete with a wood-burning stove for those chilly evenings.

The property features two generously sized double bedrooms and a comfortable single bedroom, offering flexible living arrangements for families or home office needs. Off-road parking adds to the convenience, ensuring easy access and security.

Situated within excellent walking distance of both the highly regarded Royal Latin Grammar School and Buckingham Secondary School, this home is perfect for families looking to be close to top-rated educational facilities. With the added charm of Buckingham's vibrant market town atmosphere and its array of shops, cafes, and amenities, this property is a rare find that offers both space and location. Don't miss the opportunity to make this delightful house your home.



Entrance Porch

8' 1" x 3' 3" (2.46m x 0.99m)
UPVC Door, 2x Windows, Tiled Flooring

Cloakroom

Window to rear, WC, Basin, Splash Back, Tiled Floor

Lounge

17' 2" x 10' 8" (5.23m x 3.25m)
Dual Aspect, Patio Doors To Rear, Feature Fireplace, Radiator, TV Point.

Reception Room

16' 1" And Door Recess x 9' 5" (4.90m And Door Recess x 2.87m)
UPVC window to front, feature fireplace, wooden floor, radiator, stairs to first floor.

Kitchen/Diner

16' 10" x 12' 10" (5.13m x 3.91m)
Patio doors leading to the rear garden, UPVC windows to the side and rear, 2x velux windows, high gloss floor and wall units fitted, sink/drain, integrated oven and 5 ring gas hob, space for fridge/freezer, over head extractor, radiator, spotlights.

Landing

Stairs from reception room, loft access, UPVC double glazed windows.

Bedroom 1

10' 6" And Door Recess x 14' 4" (3.20m And Door Recess x 4.37m)
UPVC window to the front, radiator, built in cupboard

Bedroom 2

12' 11" x 9' 9" Max (3.94m x 2.97m Max)
UPVC window to the front, radiator, built in cupboard

Bedroom 3

9' 11" x 7' 5" (3.02m x 2.26m)
UPVC window to the rear, radiator

Bathroom

UPVC frosted window, partly tiled

Front Garden

Box hedge, shrubs, gated side access.

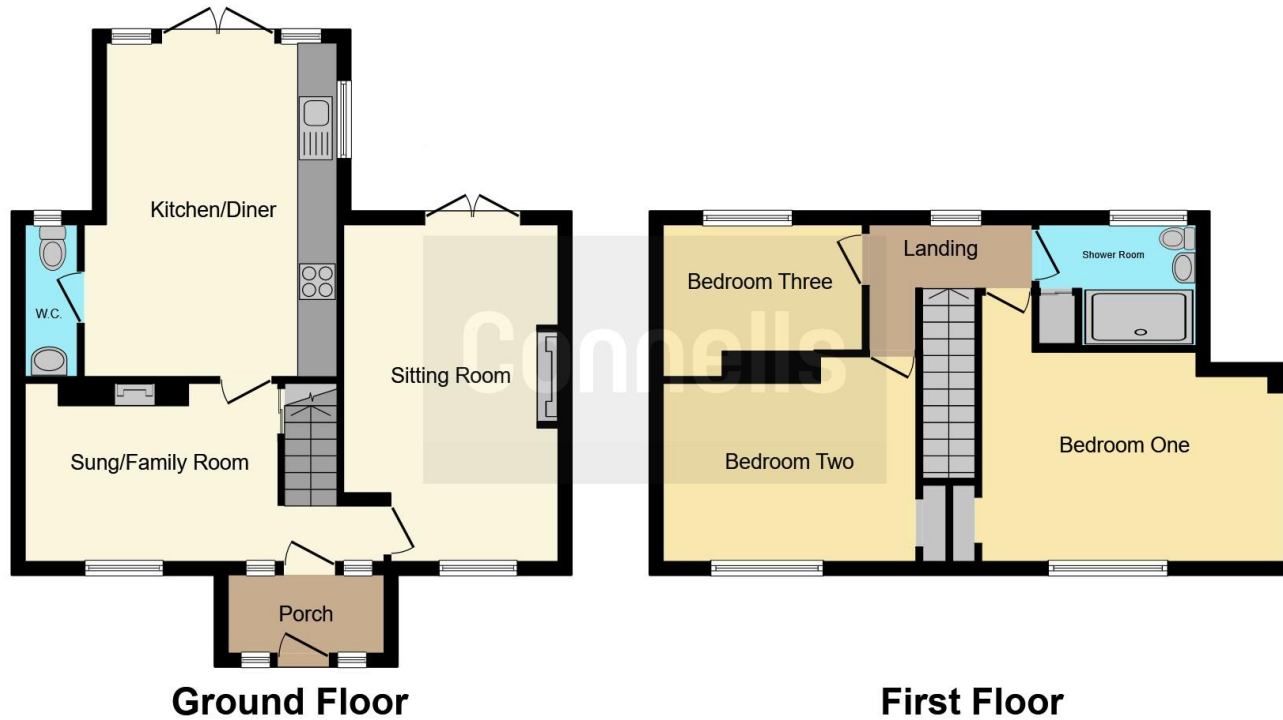
Rear Garden

Large rear garden, lawn area, raised vegetable patch, fruit trees (plum, apple, pear, blackberries), shed and summer house with patio area, gated side access, patio area x2, mature shrubs and borders.

Driveway

Dropped kerb, parking for 2 cars.





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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EPC Rating: C

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Tenure: Freehold



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