



**Connells**

Meadoway  
Steeple Claydon Buckingham





### Property Description

A wonderful opportunity to make this property your home it is available as sold as seen and is in need of modernisation and improvement, the property has been extended and provides the potential for a lovely home and is being sold with no upper chain.

Meadoway is an area of similar styled family homes that is within walking distance of the centre of this thriving local village which caters for most day to day needs. Local facilities include: COOP mini supermarket, public houses, fish & chip shop, and regular bus routes to the nearby historical market town's of Buckingham, Bicester and the County Town of Aylesbury. Prospective purchase will be pleased to note that the property is located with the Grammar School catchment areas for both Buckingham and Aylesbury.

The commuter is well catered for with access to the nearby mainline railway stations of Bicester c.10m (Marylebone 45 mins) and from the city centre of Milton Keynes c.15m (Euston 40 mins) both stations giving fast and frequent services to London and the Midlands. Access to the M40 and the M1 are also within easy driving distance.

### 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.

## Lounge

20' 11" x 14' 4" ( 6.38m x 4.37m )  
Dual aspect. Blocked off fireplace.

## Dining Room

11' 10" x 9' 10" ( 3.61m x 3.00m )

## Kitchen

10' 10" x 7' 10" ( 3.30m x 2.39m )  
Modern fitted wall and floor units. Door out  
to the rear.

## Bedroom 1

12' 2" x 11' 2" ( 3.71m x 3.40m )  
Window to the front.

## Bedroom 2

11' 10" x 10' 5" ( 3.61m x 3.17m )  
Window to the rear.

## Bedroom 3

12' 2" x 8' 1" ( 3.71m x 2.46m )  
Window to the front.

## Bedroom 4

11' 2" max x 8' 8" max ( 3.40m max x 2.64m  
max )

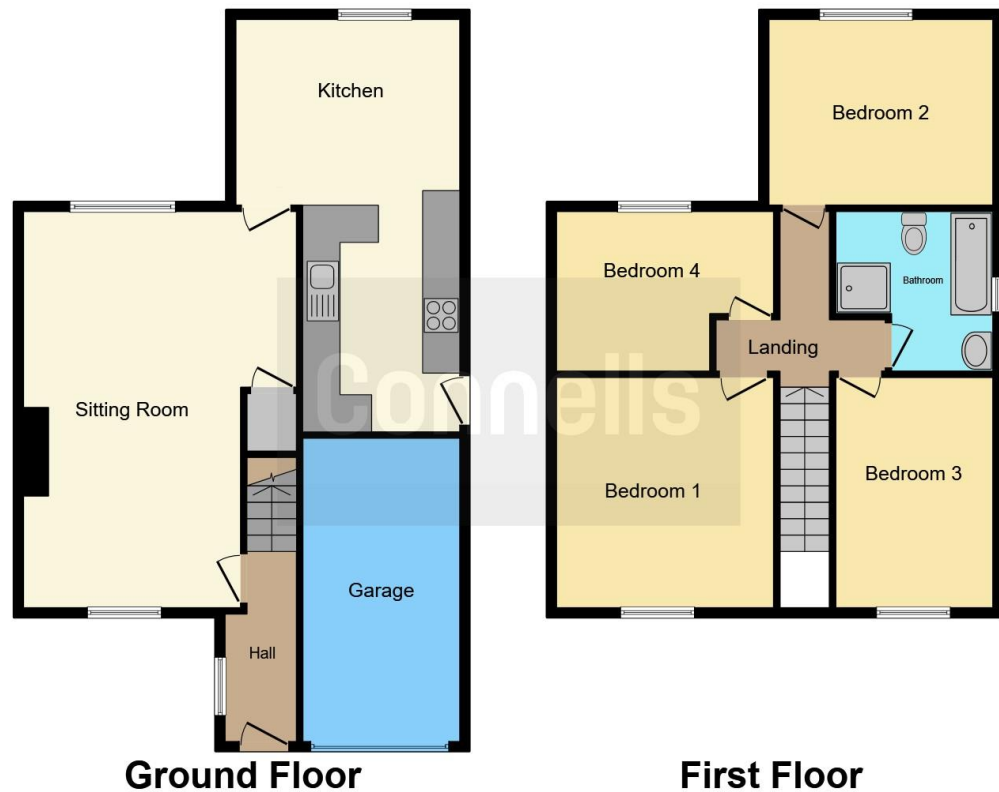
## Bathroom

Four piece suite. Cupboard hosting the hot  
water tank.

## Garage

15' 11" x 8' ( 4.85m x 2.44m )  
Single garage with up and over door.





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](http://www.focalagent.com)

To view this property please contact Connells on

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**EPC Rating: D**

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Tenure: Freehold



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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