



Connells

Vicarage Court
Steeple Claydon Buckingham



Property Description

A fantastic opportunity to make this property your home it is available as sold as seen and needs updating providing the potential for a lovely home to be created and is being sold with no upper chain.

Steeple Claydon is a thriving village with wonderful amenities 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 purchaser will be pleased to note that the property is located with the Grammar School catchment areas for both Buckingham and Aylesbury.

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

UPVC double glazed door to the front. Radiator. Wood effect vinyl flooring.

Lounge

13' 9" x 12' 8" (4.19m x 3.86m)
UPVC double glazed window to the front. Radiator. Wood effect vinyl flooring. Brick built feature wall fireplace. Stairs leading upstairs.

Dining Room

13' 9" x 9' 5" (4.19m x 2.87m)
UPVC double glazed window to the rear. UPVC double glazed door leading to courtyard garden. Radiator. Wall mounted gas boiler. Understairs storage cupboard.

Kitchen

10' 7" x 8' 1" (3.23m x 2.46m)
A range of fitted wall and floor units with work tops over. Stainless steel sink with mixer taps. Partly tiled. Space and plumbing for washing machine. Storage cupboard. Open to the dining room.

Landing

Stairs from the lounge. Storage cupboard. Loft hatch.

Bedroom 1

13' 9" x 9' 5" (4.19m x 2.87m)
UPVC double glazed window to the front. Radiator.

Bedroom 2

12' 8" max x 6' 9" not inc door recess (3.86m max x 2.06m not inc door recess)
UPVC double glazed window to the rear. Radiator.

Bedroom 3

9' 5" x 6' 6" (2.87m x 1.98m)
Velux window. Radiator.

Bathroom

Fitted white suite comprising of bath with mixer taps, WC and Basin. Radiator. Extractor fan.

Front Garden

Mainly laid to lawn. Steps leading to the footpath to the front door

Rear Garden

Laid to paving slabs. Wooden fence and wall surround. Gated rear access.





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

To view this property please contact Connells on

T 01280 822 727
E buckingham@connells.co.uk

2 West Street
 BUCKINGHAM MK18 1HL

EPC Rating: C

view this property online connells.co.uk/Property/BUK307129

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.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

See all our properties at www.connells.co.uk | www.rightmove.co.uk | www.zoopla.co.uk

Property Ref: BUK307129 - 0006