







## Property Description

### Charming Three-Storey Cottage in the Heart of Buckingham

Tucked away in the vibrant heart of Buckingham, this beautifully presented cottage offers character, comfort, and a unique layout across three thoughtfully designed floors. Lovingly maintained and in excellent condition throughout, the property effortlessly combines period charm with modern convenience.

On the ground floor, you'll find a well-appointed kitchen and a contemporary shower room-perfect for practical day-to-day living. The first floor opens into a welcoming lounge, a cosy yet light-filled space ideal for relaxing or entertaining. The top floor hosts a double bedroom, full of character features creating a warm and inviting atmosphere.

Full of personality, the home showcases original details and clever use of space, making it a rare gem for buyers seeking something truly special. Whether you're a first-time buyer, downsizer, or investor, this home offers versatile living in a highly desirable location.

Situated just moments from Buckingham's historic market square, local shops, cafés, and walks, this delightful cottage blends town-centre convenience with timeless appeal.

Early viewing is highly recommended to appreciate everything this unique home has to offer.

## Mortgage Services

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

### **Lounge**

14' 4" max x 11' 1" max ( 4.37m max x 3.38m max )

### **Kitchen/Diner**

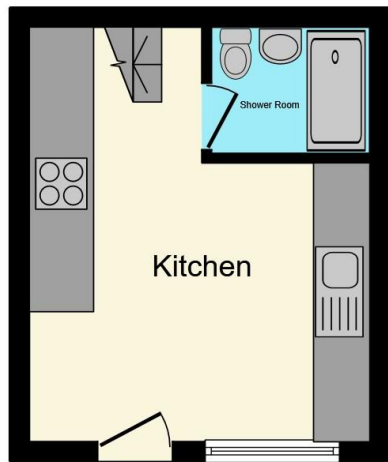
11' 1" x 9' 3" ( 3.38m x 2.82m )

### **Bedroom**

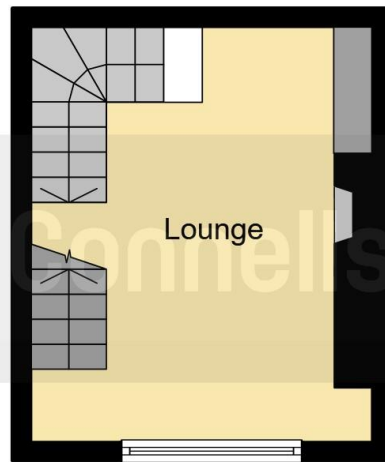
12' 1" max x 11' 8" max ( 3.68m max x 3.56m max )

### **Shower Room**





**Ground Floor**



**First Floor**



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

To view this property please contact Connells on

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2 West Street  
 BUCKINGHAM MK18 1HL

EPC Rating: D Council Tax  
 Band: A

**view this property online [connells.co.uk/Property/BUK307579](http://connells.co.uk/Property/BUK307579)**



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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