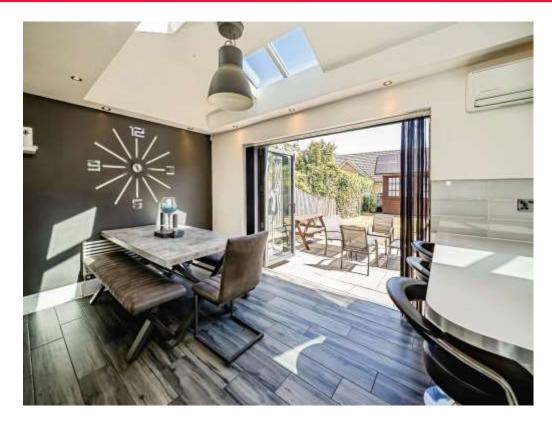


Connells

Bonnersfield Long Crendon Aylesbury







Property Description

Tucked away in the sought-after village of Long Crendon, this beautifully extended and cleverly reconfigured four-bedroom semi-detached home offers spacious, flexible living with modern comforts and excellent potential to grow.

The ground floor features a cosy snug with dual-fuel log burner, an air-conditioned rear lounge, and a generous kitchen/diner with bi-folding doors that open onto a private rear garden-perfect for entertaining and everyday family life. A utility room adds convenience, while the ground floor also includes a versatile bedroom with en-suite wet room, ideal for guests, older children, or multi-generational living.

Upstairs are three bright and well-proportioned bedrooms and a stylish family bathroom.

Outside, the fully insulated garden outbuilding with wooden flooring currently serves as a home office or creative studio space. A private driveway provides off-street parking.

Approved loft conversion plans allow for two additional bedrooms and a bathroom. The loft is already fully boarded with a Velux.

The home also benefits from gas central heating, double glazing, and modern décor throughout, making it move-in ready. Ideally located within catchment for Lord Williams's and Sir Henry Floyd Grammar schools and close to shops, cafés, and countryside walks, this home blends village charm with modern practicality.

Kitchen/ Breakfast Room

25' 3" x 8' 8" (7.70m x 2.64m)

Family Room

19' 7" x 9' 8" (5.97m x 2.95m)

Utility

5' 9" x 4' 9" (1.75m x 1.45m)

Snug

11'8" x 13'1" (3.56m x 3.99m)

Bedroom One

14' 4" x 7' 5" (4.37m x 2.26m)

Ensuite

6' 2" x 3' 9" (1.88m x 1.14m)

Bedroom Two

11' 8" x 12' 8" (3.56m x 3.86m)

Bedroom Three

9' 5" x 10' 5" (2.87m x 3.17m)

Bedroom Four

7' 5" x 8' 9" (2.26m x 2.67m)

Bathroom

5' 2" x 6' 6" (1.57m x 1.98m)

Long Crendon is an historic village considered by many to be one of the most attractive residential villages in the area. It provides a good range of facilities including post office, Local shop. primary school, café and public houses and restaurants and butcher.

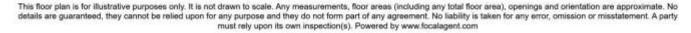
The market town of Thame 2.3 miles away provides a good range of amenities including a Sports Centre, shops, supermarkets, restaurants and schools.

In additional to Lord Williams Schools in Thame, the village is also in the catchment for Henry Floyd Grammar School in Aylesbury. For the commuter, the M40 (junction 6) is approx. 6 miles and a railway service into London Marylebone via the Chiltern line is located nearby in Haddenham.









To view this property please contact Connells on

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103 High Street THAME OX9 3DZ

EPC Rating: C Council Tax Band: D

view this property online connells.co.uk/Property/THM307007





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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