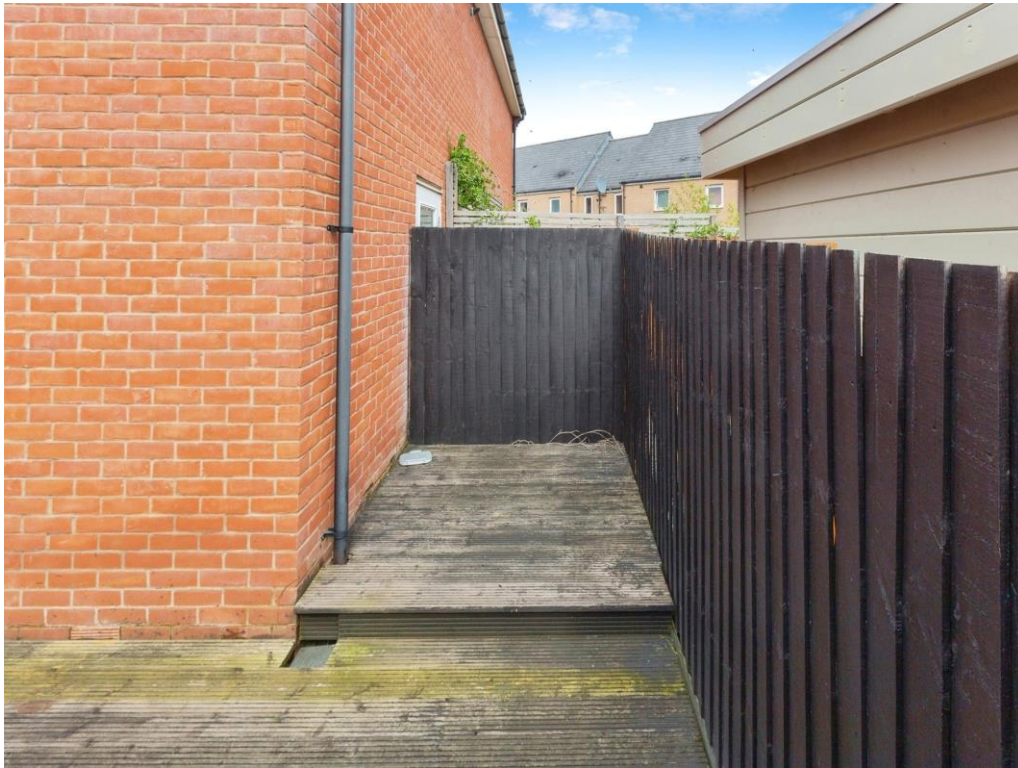




Connells

Wyatt Way
Aylesbury



Property Description

Connells are delighted to present to you this spacious two bedroom coach house. This property is in immaculate condition throughout and offers an en suite to the principal bedroom, an outside area and garage with driveway. This property also benefits from being a short work away from Aylesbury Vale train station. This is a beautifully presented freehold property that is being sold with no chain.

Lounge

Kitchen

8' 10" x 8' 4" (2.69m x 2.54m)

Wall and base units, Tiling underfoot, Skylight, Sink and drainer, Freestanding dishwasher and fridge. Gas hob and electric oven.

Bedroom One

14' 2" x 8' 4" (4.32m x 2.54m)

Window to front, Carpet, Radiator.

En Suite

Shower cubicle, Wash hand basin, Radiator, Tiled flooring, WC.

Bedroom Two

8' 6" x 7' 4" (2.59m x 2.24m)

Window to front, Carpet, Radiator.

Bathroom

Skylight, Wash hand basin, Bath with mixer, Heated towel rail, Tiled flooring, WC.

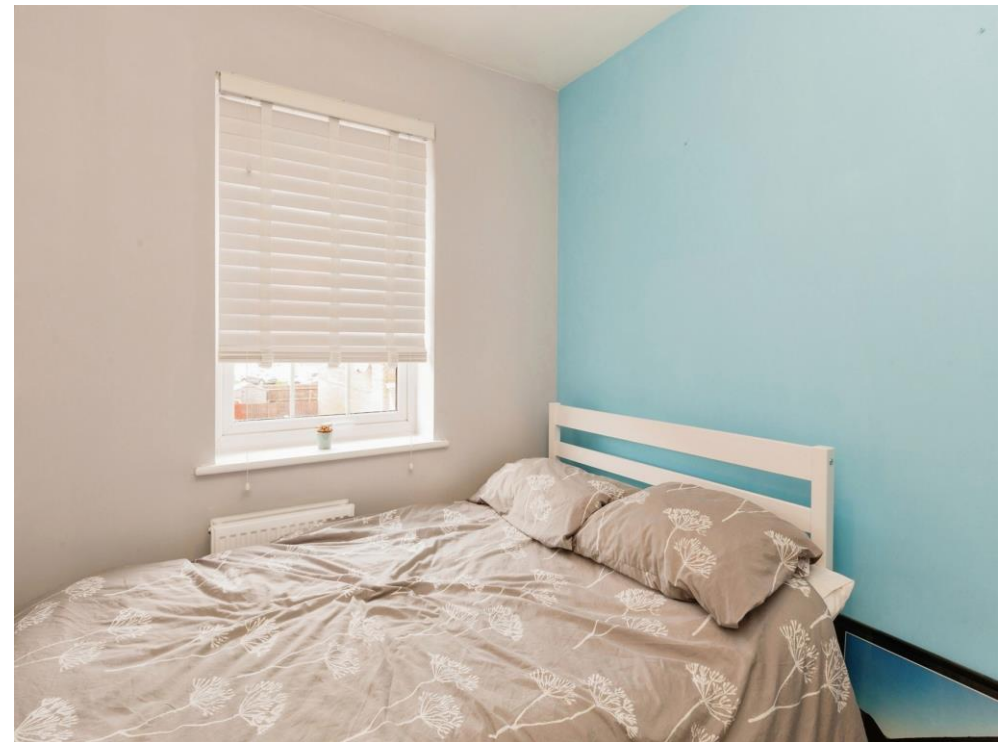
Outside Area

Decking area with shingle pathway.

Garage

19' 6" x 12' 9" (5.94m x 3.89m)

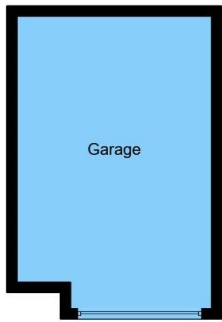
Garage with driveway





Ground Floor

Connells Floor Plan



Garage

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

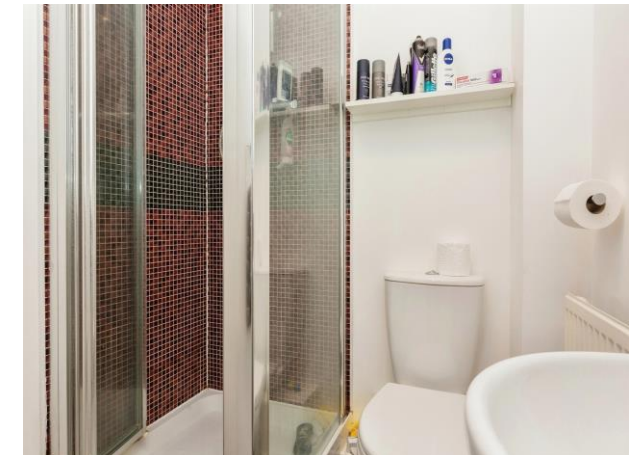
To view this property please contact Connells on

T 01296 395 111
E aylesbury@connells.co.uk

2 Temple Street
 AYLESBURY HP20 2RH

EPC Rating: C

view this property online connells.co.uk/Property/ALS311461



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: ALS311461 - 0005