



Ingram Avenue
Aylesbury HP21 9DH

for sale offers in excess of
£460,000



Property Description

This stunning family home has benefited from high finish upgrades and renovation throughout. A single story extension which houses additional utility room and open plan impressive kitchen/diner.

Located in the sought after area of Bedgrove which boasts quick access to the A41 towards London. Bedgrove offers local primary school and Bedgrove park. There are local shops, beauty salon, doctors surgery and bus routes also close by.

The property comprises of:

Entrance hall, downstairs refitted bathroom, spacious living room, additional dinning room which leads to a fully renovated kitchen/diner that houses a utility room and french doors leading to a landscaped rear garden.

To the first floor there are three double bedrooms and a renovated bathroom.

Parking consists to the front driveway with a EV charger.

Entrance Hall

Door to front, oak wood flooring underfoot

Bathroom

Refitted ground floor bathroom as part of

extension. Tiled flooring underfoot and to surrounding walls. Bath, WC and WHB with heated towel wrack. Shaver point and window to side.

Lounge

15' 5" x 17' 5" (4.70m x 5.31m)

Window to front, oak wood flooring underfoot, tv point, storage cupboard

Dinning Room

12' 5" x 9' 4" (3.78m x 2.84m)

Oak flooring underfoot, door leading to kitchen

Kitchen/Diner

24' 6" x 9' 11" (7.47m x 3.02m)

Extended and fully renovated. Oak wood flooring underfoot, window to rear with sky light window to kitchen and dinning area. Fully fitted kitchen with free standing double oven. Two part wash bowl and extractor fan above cooker and integrated dishwasher.

Utility Room

5' 9" x 7' 7" (1.75m x 2.31m)

Oak flooring underfoot, space for fridge freezer, washing machine and tumbler dryer. Wall and base storage cupboards.

Landing

Oak wood flooring underfoot, storage cupboard

Bedroom One

12' 2" max x 9' 8" max (3.71m max x 2.95m max)

Window to front, carpet

Bedroom Two

10' 3" max x 11' 6" max (3.12m max x 3.51m max)

Window to front, oak wood flooring

Bedroom Three

9' 4" x 7' 5" (2.84m x 2.26m)

Additional storage cove measuring at 3'6 by 3'10. Window to front with oak wood flooring underfoot

Garden

Landscaped garden with paved patio, gravel and bark chipped areas. Boundary fencing. Storage shed.

Parking

Driveway parking to front for multiple vehicles









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

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