



Connells

Tortoiseshell Road
Aylesbury

Tortoiseshell Road
Aylesbury HP19 9DA

for sale offers in excess of
£575,000



Property Description

Connells are delighted to present this truly spectacular five-bedroom family home, ideally located in the sought-after Buckingham Park development. Offering an abundance of space arranged over three floors, this property is perfectly suited to modern family living, with excellent access to local schools, amenities, and transport links.

Upon entering, you are welcomed by a spacious hallway leading to a bright lounge and dining room, complete with French doors opening onto the rear garden. The ground floor also features a versatile family room/study, a downstairs cloakroom, a separate utility room with fitted units and sink/drain, and a stunning kitchen/breakfast room. The kitchen is equipped with underfloor heating, an electric induction hob, double oven, water softener and pump, integrated wine cooler, and space for both fridge and dishwasher—making it a true heart of the home.

The first floor boasts the master bedroom and a second double bedroom, each with built-in wardrobes and their own en-suite facilities. The top floor offers two further generously sized double bedrooms, also with built-in wardrobes, and access to a luxurious family bathroom featuring a Jacuzzi bathtub and shower.

Externally, the rear garden is beautifully landscaped with Indian sandstone paving, artificial lawn, and raised sleeper flower beds, providing a stylish and low-maintenance outdoor space. The property further benefits from off-street parking.

Entrance Hall

Engineered wood flooring
Understairs storage
Door to front

Cloakroom

WC
Wash hand basin
Tiling underfoot

Study

10' 4" x 10' 8" (3.15m x 3.25m)
Window to front
Hardwood flooring
Radiator

Lounge

11' 1" x 19' 1" (3.38m x 5.82m)
Window to front with shutters
Wood effect flooring

Electric fireplace
Radiator

Dining Room

10' 1" x 11' 3" (3.07m x 3.43m)
French doors to rear
Wood effect flooring
Radiator

Kitchen

8' 2" x 16' (2.49m x 4.88m)
Window to rear
Tiling underfoot with underfloor heating
Integrated wine cooler
Electric hob and double oven
Wall and base units
Water softner with pump
Boiler
Space for dishwasher and fridge freezer

Utility Room

5' 9" x 7' 2" (1.75m x 2.18m)
Door to side
Karndean flooring
Sink/drainer
Wall and base units

Landing

Airing cupboard
Carpet underfoot

Bedroom One

17' 2" x 11' 2" (5.23m x 3.40m)
Window to front and side
Carpet underfoot

Radiator
Built in wardrobe

En-Suite

Window to rear
Tiling underfoot with underfloor heating
Vanity unit
Fully tiled
WC
Wash hand basin
Walk in shower

Bedroom Two

11' 2" x 15' 5" (3.40m x 4.70m)
Window to front and side
Carpet underfoot
Radiator
Built in wardrobe

Bedroom Three

10' 5" x 15' 5" (3.17m x 4.70m)
Window to front and side
Carpet underfoot
Radiator
Built in wardrobe

Bedroom Four

11' 9" x 10' 4" (3.58m x 3.15m)
Window to front
Carpet underfoot
Radiator
Built in wardrobe

Bathroom

Skylight window









Ground Floor



First Floor



Second Floor



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

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2 Temple Street
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EPC Rating: C Council Tax
 Band: F

Tenure: Freehold

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