



10 New Road, Marlow Bottom, Marlow SL7 3NG

welcome to

10 New Road, Marlow Bottom, Marlow

Set back from the road with a large frontage and elevated position is this sizeable three bedroom, two bathroom detached family home situated on a popular residential road in Marlow Bottom.



Approximate Gross Internal Area
 Ground Floor = 94.3 sq m / 1015 sq ft
 First Floor = 59.5 sq m / 640 sq ft
 (Including Eaves)
 Total = 153.8 sq m / 1655 sq ft

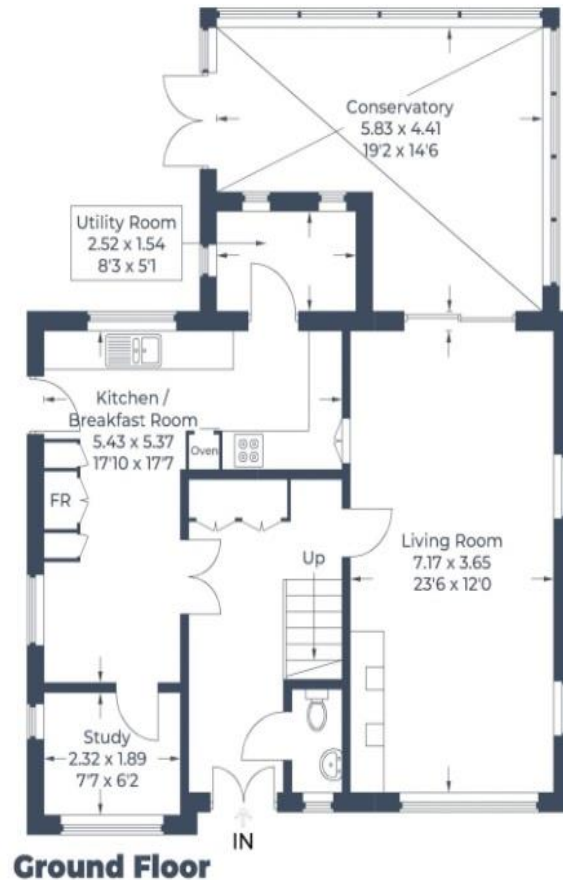


Illustration for identification purposes only,
 measurements are approximate, not to scale.

The property provides flexible accommodation and scope for further extension to the rear. There is a good size entrance hall, cloakroom, spacious living room with a feature fireplace and doors to the large conservatory with doors to the lovely rear garden, home office/study and a large 'L' shaped kitchen/diner with space for appliances and a side door for access to the outside. Upstairs, the first floor has three well-proportioned bedrooms, with the main bedroom having a dressing area and an en-suite shower room. The property was originally a four bedroom and the layout has been altered by the current owner but could easily be converted back to a four bedroom if required.

Outside there is a particularly well-tended landscaped garden which is mainly laid to lawn with flower & shrub borders, timber shed, side entrance and a patio area - ideal for alfresco dining. To the front there is ample off-street parking for multiple vehicles.

Marlow Bottom is situated to the north of Marlow town centre, offering its own local shops, restaurants, the renowned nursery school and Burford Combined First and Middle School.

welcome to 10 New Road

- DETACHED FAMILY HOME
- LOVELY SECLUDED LEVEL REAR GARDEN
- THREE BEDROOMS
- FLEXIBLE ACCOMMODATION
- AMPLE DRIVEWAY PARKING
- SCOPE FOR FURTHER EXTENSION (STP)
- EASY ACCESS TO LOCAL SHOPS
- SHORT WALK TO LOCAL SCHOOLS

Tenure: Freehold EPC Rating: D
Council Tax Band: E

£795,000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
MHD123213 - 0001

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