



Connells

Brimmers Way
Aylesbury



Property Description

Connells are delighted to present you this stunning three bedroom end of terrace home, It's located within walking distance to the centre of Fairford Leys with it's array of shops, amenities and restaurants. There is also excellent local schooling, a golf course and a gym all close by.

The property benefits from a driveway, garage and on street parking nearby.

The ground floor comprises of a kitchen, living/dining room and water closet. Up the stairs are two spacious double bedrooms, the master which includes an en-suite, a sizable third bedroom and a family suite.

The rear garden offers side access through the garage which has been converted into a bar, there is a level two patio directly from the patio doors and the rest is mainly laid to lawn. A perfect space for outdoor dining and entertainment.

An internal viewing is highly recommended, contact Connells today.

Entrance Hall

Double glazed door to the front and stairs for access to the landing.

Kitchen

11' 2" x 8' 10" (3.40m x 2.69m)

Fitted kitchen including; double glazed

window to the front, one bowl sink and drainer, work surfaces, tiling, electric oven with a gas hob, cooker-hood, boiler, fridge/freezer, radiator and plumbing for both a washing machine and dishwasher.

Living Room

15' 6" x 8' 10" (4.72m x 2.69m)

Double glazed windows and French doors to the rear, radiator and points for both a television and telephone.

First Floor Landing

Stairs from the hallway.

Bedroom One

11' 8" x 8' 2" (3.56m x 2.49m)

Double glazed window to the front, built in wardrobes and radiator.

En-Suite

Partially tiled fitted en-suite including; shower cubicle, wash hand basin, extractor fan, water closet, shaver point and radiator.

Bedroom Two

10' 5" x 9' 3" (3.17m x 2.82m)

Double glazed window to the rear and radiator.

Bedroom Three

7' 3" x 7' 2" (2.21m x 2.18m)

Double glazed window to the rear and

radiator.

Bathroom

Partially tiled fitted bathroom which includes; bath, wash hand basin, extractor fan, shaver point and water closet.

Outside

Rear Garden

Side access through the garage which has been converted into a bar, a level two patio directly from the patio doors and the rest is mainly laid to lawn.

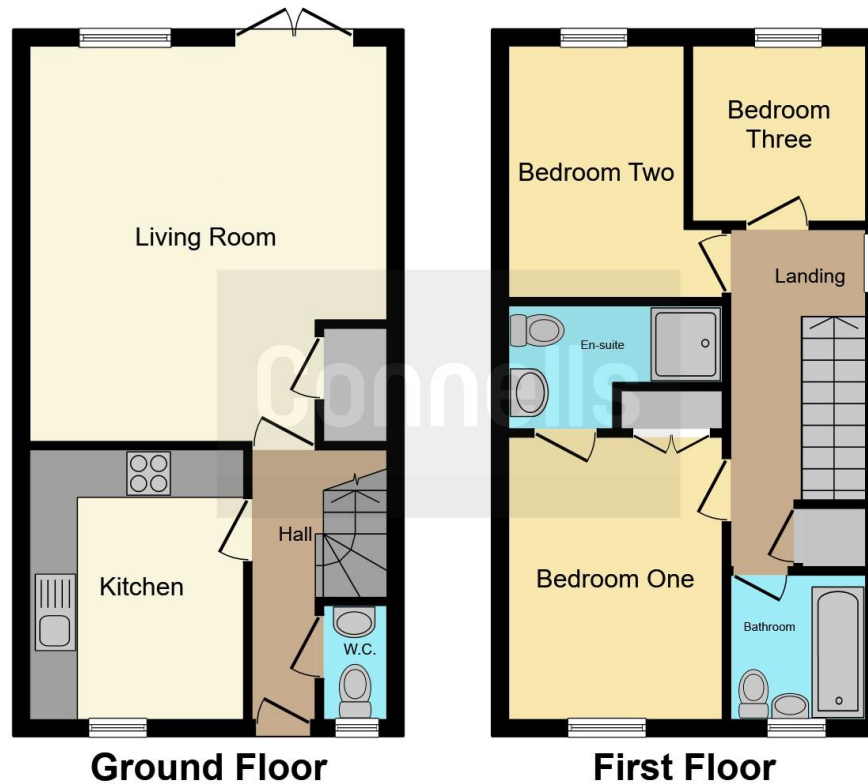
Parking

Driveway available to the rear of the property as well as on street parking.









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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EPC Rating: C Council Tax
 Band: C

Tenure: Freehold

view this property online connells.co.uk/Property/LEY304496



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