



Connells

Golden Mede
Waddesdon Aylesbury

Golden Mede Waddesdon Aylesbury HP18 0NG

for sale offers in excess of
£375,000



Property Description

**** NO UPPER CHAIN **** Connells are delighted to bring this well-presented mid-terraced Scandinavian-Style house to the market that is situated within the highly sought after village of Waddesdon. The property comprises of an open plan living/kitchen with underfloor heating throughout downstairs. Upstairs, the property consists of two well-proportioned bedrooms, an en-suite to the master bedroom as well as a modern family bathroom.

The rear garden features a small patio area with a well-maintained enclosed garden and bike storage shed, offering a private and peaceful outdoor retreat. There is allocated parking for two vehicles nearby and visitors' spaces are also available.

Viewing is highly recommended.

For more information or to book a viewing, please contact Connells today.

Fitted kitchen comprised of wall and base units with work surfaces and tiling to complement, sink with drainer, electric oven and hob with extractor hood, plumbing for dishwasher and washing machine, integrated fridge/freezer.

First Floor Landing

Storage cupboard.

Bedroom One

13' 2" MAX x 10' (4.01m MAX x 3.05m)

Window to front aspect, built in wardrobes, radiator, door to en-suite.

En-Suite

Shower cubicle, WC, wash hand basin, heated towel rail.

Bedroom Two

9' 8" x 9' 11" MAX (2.95m x 3.02m MAX)

Windows to rear and side aspect, built in wardrobe, radiator.

Bathroom

Bath with mixer taps and overhead shower, WC, wash hand basin, heated towel rail.

Outside

Entrance

Cloakroom

WC, wash hand basin, heated towel rail.

Living Room / Kitchen

27' 7" + DOOR RECESS x 17' MAX (8.41m + DOOR RECESS x 5.18m MAX)

Windows to front and rear aspect, stairs to first floor landing, under-stairs storage, log burner, television point, telephone point, sliding patio doors.

Front Garden

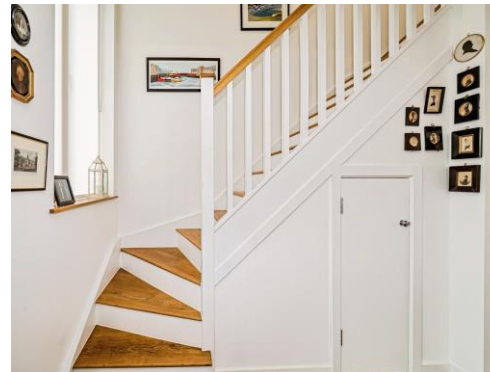
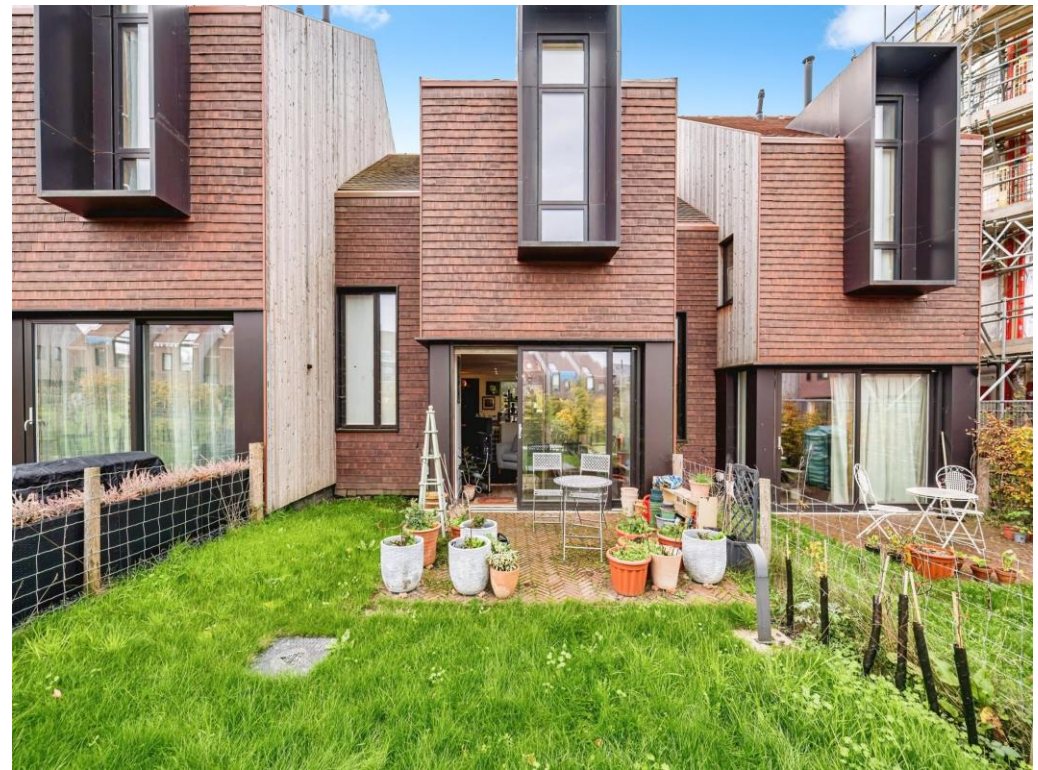
Bike storage shed.

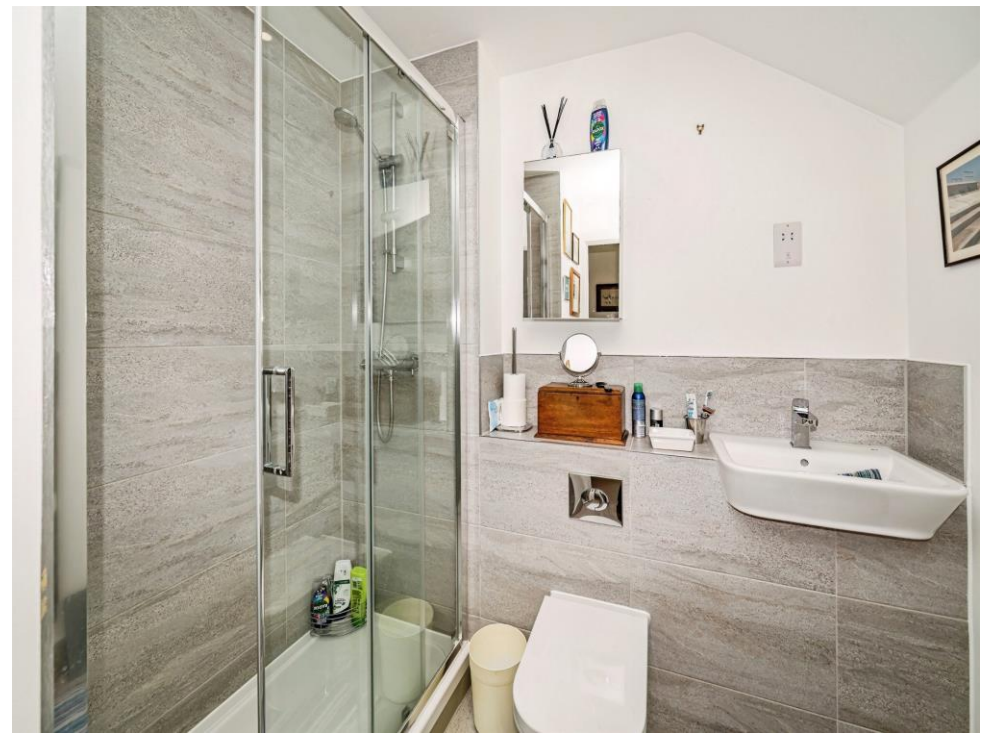
Rear Garden

Paved patio area, laid lawn, rear access.

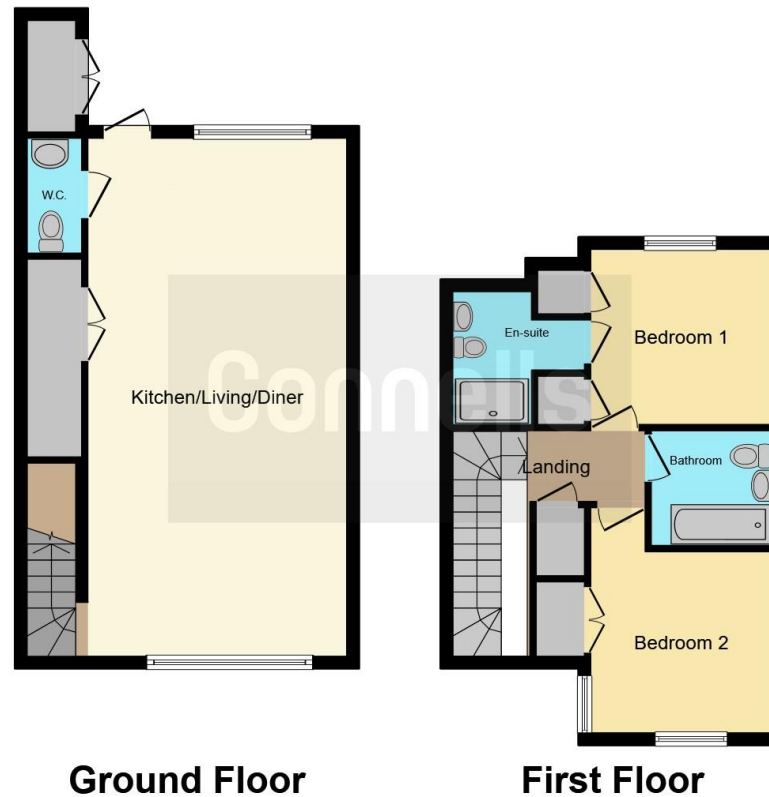
Parking

Allocated parking for two vehicles nearby and visitors' spaces are also available.









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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6 Hampden Square
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EPC Rating: B Council Tax
 Band: C

Tenure: Freehold

view this property online connells.co.uk/Property/LEY304563



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.

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