



**Connells**

Seaton Drive  
Aylesbury



## Property Description

Connells are delighted to bring this spacious mid-terraced house to the market that is situated on a popular residential road just a short walk to Stoke Mandeville hospital. The property comprises of two reception rooms, a well-appointed kitchen, three double bedrooms and a modern bathroom suite. Benefits include a downstairs cloakroom, a well-maintained rear garden, large driveway with space for two cars as well as access to a private single garage which is also accessible from a door inside the property.

The property is perfectly positioned in an area within walking distance to an array of shops, schools, and amenities as well as being a short distance to Aylesbury Town centre with all its further extensive facilities and the mainline train station into London Marylebone.

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

Sliding patio doors to rear garden, television point, telephone point, feature fire place, radiator.

## Dining Room

Window to front aspect, radiator.

## Kitchen

Fitted kitchen comprised of wall and base units with work surfaces and tiling to complement, window to rear aspect, sink with drainer, cooker point with extractor hood, plumbing for washing machine, space for fridge/freezer, door to rear garden, radiator.

## First Floor Landing

Stairs from entrance hall, storage cupboard, radiator.

## Bedroom One

Window to rear aspect, radiator.

## Bedroom Two

Window to rear aspect, radiator.

## Bedroom Three

Window to front aspect, radiator.



## Entrance Hall

Door to side aspect, stairs to first floor landing, under-stairs storage, radiator.

## Cloakroom

Window to side aspect, WC, wash hand basin, heated towel rail.

## Living Room

## Bathroom

Window to front aspect, bath with mixer taps and overhead shower, WC, wash hand basin, heated towel rail.

## Outside

### Front Garden

Block paved driveway, access to garage, outside storage cupboard.

### Garage

Up and over door.

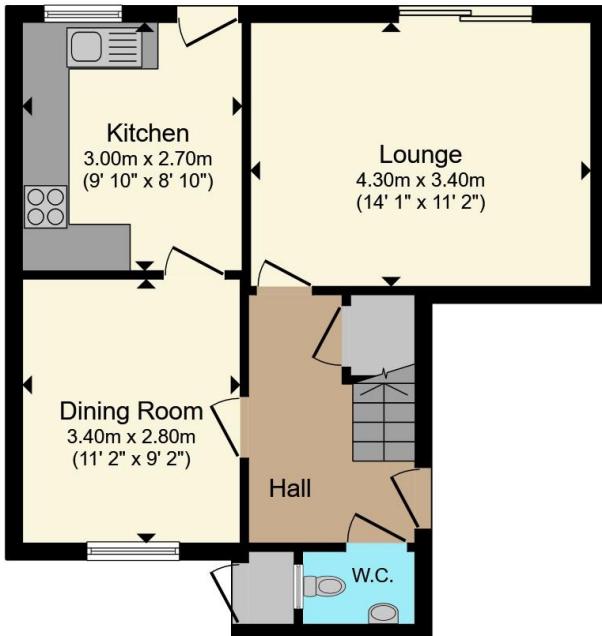
### Rear Garden

Paved patio area, laid lawn, brick built shed, rear access.

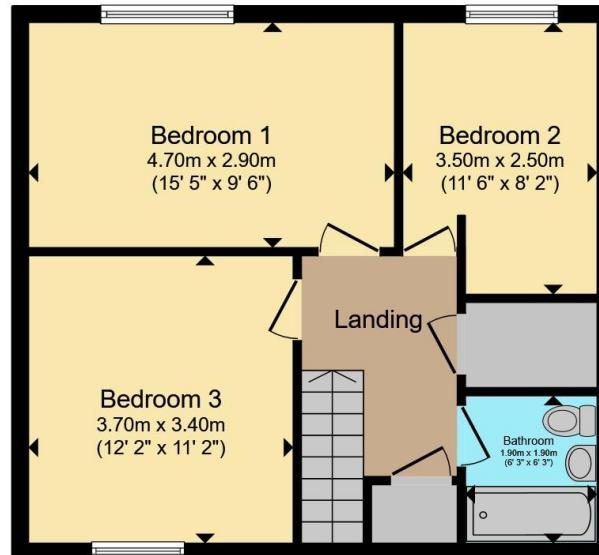








**Ground Floor**



**First Floor**

Total floor area 92.6 m<sup>2</sup> (997 sq.ft.) approx

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.propertybox.io](http://www.propertybox.io)

**Connells**

To view this property please contact Connells on

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6 Hampden Square  
AYLESBURY HP19 7HT

EPC Rating: D    Council Tax  
Band: C

Tenure: Freehold

**view this property online [connells.co.uk/Property/LEY304691](http://connells.co.uk/Property/LEY304691)**



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