



Whielden Lane
Amersham | Buckinghamshire

£1,900,000
Freehold







Whielden Gate Farm

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A particularly unusual opportunity to purchase this family run farm of approximately 20 acres on the outskirts of Amersham. Historically operated as a cattle farm in an area of outstanding beauty, this property has two new build three bedroom semi-detached houses (one is finished and the other requires first and second fix), does not have an agricultural tie and could lend itself to further development subject to the necessary planning permission. Viewing is highly advised.

- Two new build semi-detached houses, one finished to a particularly high standard and the other a shell
- Further development potential, subject to necessary planning permission, of around 6000sqft of sheds and barns
- Approx. 20 acres of fields on the outskirts of Amersham
- To be sold as a whole
- Beautiful views across the Chiltern Hills
- Sole agent

Entrance hall – Engineered wood floor, underfloor heating, stairs rising to open plan sitting room, dining room, kitchen.

First floor

Kitchen – Vaulted space, engineered wood floor, electric under-floor heating, kitchen fitted with a range of matching base units and wall cabinets, integrated fridge, integrated freezer, integrated Bosch electric fan oven, integrated Bosch microwave fan oven, integrated Neff induction hob with extractor over, integrated Bosch wine cooler, built-in bin unit, white quartz worktop, double stainless steel sink unit with Quooker tap, integrated dishwasher, soft closing drawers, breakfast bar end with pendant lights over, large cupboard housing pressurised hot water system, extractor fan, spotlights.



Utility room – Vaulted space, engineered wood floor, electric under-floor heating, range of matching base units and wall cabinets, white quartz worktop, stainless steel sink unit with mixer tap, integrated fridge, integrated freezer, plumbing for washing machine, space for condensing tumble dryer, chrome heated towel rail, spotlights.

Cloakroom WC – Engineered wood floor, electric under-floor heating, low flush WC, extractor fan, spotlights.

Ground floor

Hallway – Under stairs storage cupboard housing a water softener, spotlights.

Bedroom two - Engineered wood floor, electric under-floor heating, built-in wardrobe cupboards with integrated power, air-conditioning unit, spotlights.

Principal bedroom - Engineered wood floor, electric under-floor heating, built-in wardrobe cupboard, air-conditioning unit, spotlights.

Ensuite – Matching white suite comprising large walk-in shower cubicle with rainwater shower head and handheld shower, wash hand basin with mixer tap and drawers under, floating enclosed WC, chrome heated towel rail, Porcelain tile marble effect floor with electric under-floor heating, fully tiled, extractor fan, spotlights.

Bedroom three - Engineered wood floor, electric under-floor heating, built-in wardrobe cupboards, storage cupboard, radiator, air-conditioning unit, spotlights.

Bathroom – White suite comprising panel bath with mixer tap and shower attachments, large walk-in



shower cubicle with rainwater shower head and handheld shower, wash hand basin with mixer tap and drawers under, floating enclosed WC, chrome heated towel rail, porcelain tiled marble effect floor, electric under floor heating, fully tiled, extractor fan, spotlights.

Outside – Historically a cattle farm of approximately 20 acres, split into four large fields and trimmed by ancient woodland. Approximately 6000sq ft of sheds, barns, workshops and stables all with potential to convert subject to necessary planning permission. A small courtyard garden to the finished semidetached house. The property also benefits from a yard with a concrete surface, a small orchard and further hard standing space.









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