

2 EVANS CLOSE

CHEARSLEY, BUCKINGHAMSHIRE. HP18 0XS



HAMNETT
HAYWARD

2 EVANS CLOSE

CHEARLSEY, BUCKINGHAMSHIRE HP18 0XS

A refurbished three bedroom semi-detached bungalow with garage, ample off street parking and a generous landscaped garden

2 Evans close offers the rare opportunity to acquire a well presented three bedroom bungalow, offering a quiet position with ample off street parking, garaging and a generous garden. Originally constructed in the 1990's, the bungalow has been extensively modernised to now offer contemporary accommodation of a very high standard. The property is tucked away within the village, just a short walk from the popular village pub and with direct access to many rural walks. For the commuter, Haddenham & Thame parkway is within a five minute drive, offering a comprehensive service into London Marylebone (under 40 minutes).

On entering the property a long entrance hall provides access to all rooms including a stunning 14' double aspect living/dining room with views over the garden. This lovely room includes an opening fireplace housing a wood burning stove, engineered oak flooring and a recently upgraded glazed doors leading to the rear garden. Across the hall is a well planned kitchen, recently re-fitted with a range of contemporary base and wall units with timber worktops. A selection of integrated appliances include an inset electric oven hob and dishwasher. A personnel door opens to the garage.

The property also has the benefit of three bedrooms with the principal being located at the rear with a range of fitted wardrobes. The two remaining bedrooms are served by a recently re-fitted modern bathroom suite complete with shower.

Externally and of particular note is the generous area of off street parking, located to the front of a garage and a further area recently re-surfaced in shingle, to the side. The rear gardens offer a secluded Easterly aspect and have been recently landscaped with minimum maintenance in mind. Set within a shingled area, a paved terrace offers the perfect position for entertaining and dining. The remainder of the garden is laid to lawn with a range of flower and shrub borders.

“A RECENTLY REFURBISHED THREE BEDROOM BUNGALOW, ENJOYING AMPLE OFF STREET PARKING AND A GENEROUS GARDEN, ALL WITHIN THE HIGHLY SOUGHT AFTER VILLAGE OF CHEARSLEY”



AT A GLANCE

- A well presented three bedroom bungalow recently refurbished to a high standard
- Replacement kitchen and bathroom
- Private landscaped garden, extending to approximately 55' in length
- Ample off street parking and garage
- Picturesque village location with excellent connections to London Marylebone (37 minutes)



SUMMARY

- Entrance hall
- Sitting room with wood burning stove
- Re-fitted kitchen
- Two bedrooms
- Study/bedroom three
- Re-fitted bathroom
- Generous off street parking
- Garage
- Landscaped gardens extending to 55' in length
- Recently renovated throughout
- Popular position within a highly sought after Buckinghamshire village
- Excellent access to Haddenham & Thame parkway for access into London Marylebone (under forty minutes)

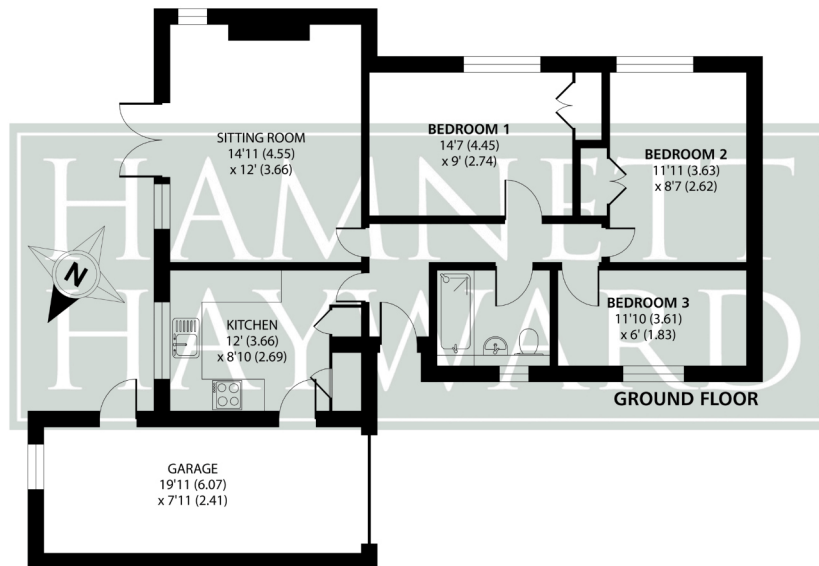
Evans Close, Chearsley, Aylesbury, HP18

Approximate Area = 721 sq ft / 67 sq m

Garage = 150 sq ft / 14 sq m

Total = 871 sq ft / 81 sq m

For identification only - Not to scale



 Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2025. Produced for Hamnett Hayward Ltd. REF: 1326635

LOCATION

Chearsley is a charming village nestled in the picturesque countryside of Buckinghamshire. With its roots tracing back to medieval times, the village exudes a timeless appeal, characterised by its historic buildings and tranquil surroundings with picturesque walks through the village and surrounding rural environment. This attractive village engenders a good community spirit and offers excellent local facilities including a church, The Bell public house, a thriving cricket club, recently built village hall with playground and a preschool. Further cultural, shopping and leisure facilities are available in Thame, Aylesbury and Oxford. The nearby village of Cuddington has a reputable infant school. There are also excellent state and private schools within easy reach and further Grammar schools in Aylesbury. There is easy access to the M40 Motorway at junctions 7 or 8a for access to London and the midland motorway network. Mainline railway services are available only 4.3 miles away at Haddenham & Thame Parkway for the Chiltern Line Services to London Marylebone taking approximately 37 minutes.

ADDITIONAL INFORMATION

Services: Mains water, drainage and electricity

Heating: Oil fired central heating, wood burning stove

Tenure: Freehold

Energy Rating: Current E (41) Potential C(79)

Local Authority: Buckinghamshire Council Aylesbury Vale area

Postcode: HP18 0XS

Council Tax Band: E

GUIDE PRICE

£525,000

**HAMNETT
HAYWARD**

HAMNETT HAYWARD

42 Upper High Street, Thame, Oxfordshire OX9 2DW

Tel: 01844 215371

Email: thame@hamnetthayward.co.uk