

Adlestrop, 9 Gelebe Close, Holmer Green, Buckinghamshire, HP15 6UY

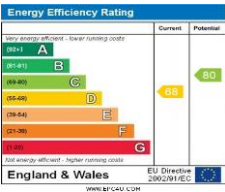
Stunning, detached bungalow with large, beautifully landscaped garden and spacious accommodation - 5 bedrooms, 3 bathrooms, 3/4 receptions, double garage, plus annexe possibility!

Deceptively Spacious | Detached Chalet Bungalow | Large Plot With Excellent Landscaped Gardens | Superbly Presented | Gas Fired Radiator Central Heating | Sealed Unit Double Glazing | Two First Floor Bedrooms | Three Ground Floor Bedrooms | Three Bathroom/Shower Rooms | Attractive Lounge, Dining Room and Superb Conservatory | Potential Annexe - Which Would Utilise The Utility Room As A Kitchen, The Adjoining Bedroom And Shower Room | 30' Garage | Sheds | Driveway With Ample Parking | Flexible Living That Needs To Be Viewed |

A deceptively spacious, detached bungalow, situated in this sought after cul-de-sac in the heart of the village and offering spacious and flexible accommodation. To the ground floor you have the main bedroom and en-suite, plus a study/bedroom five, if required and a modern, re-fitted family bathroom. There is a lovely, bay windowed lounge opening to a dining room and a beautiful conservatory, which overlooks the stunning rear garden. There is also a re-fitted 21'2 kitchen/breakfast room and beyond the kitchen is an area that could be an annexe, with the current utility becoming a kitchen, off which is a shower room and bedroom 4/annexe bedroom. To the first floor, there are two further bedrooms. To the outside, there is ample parking to the front of the property and access to the 30' garage, and as previously mentioned, there is a large, beautiful rear garden that needs to be seen!

Price... Offers in the Region Of £750,000

Freehold



LOCATION

Wonderful location in the very heart of this ever popular village.... Only a short level walk to the village's small parade of shops, that include: local Spar supermarket, Pharmacy, hairdresser, coffee shop, takeaways and much more.... Three excellent schools are all within easy walking distance and the location is catchment area for the local Grammar Schools... Larger selection of shops at nearby Hazlemere Park Parade and Doctors Surgery The village Common and Pond add to the appeal of this wonderful village....High Wycombe (3.5 miles) and Amersham (3.5 miles) - both providing fast train links to London....Three M40 access points within a 15 minute drive....

DIRECTIONS

From the Hazlemere office of Wye Residential leave the crossroads along the Holmer Green Road and at the mini roundabout take the second exit onto Sawpit Hill. At the brow of the hill continue on Watchet Lane and at the end of the road turn right at the mini-roundabouts into Beech Tree Road. Continue along and then turn right into Glebe Close and the property can be found on the left hand side clearly identified by a Wye Partnership 'For Sale' board.

ADDITIONAL INFORMATION

COUNCIL TAX

Band G

EPC RATING

D

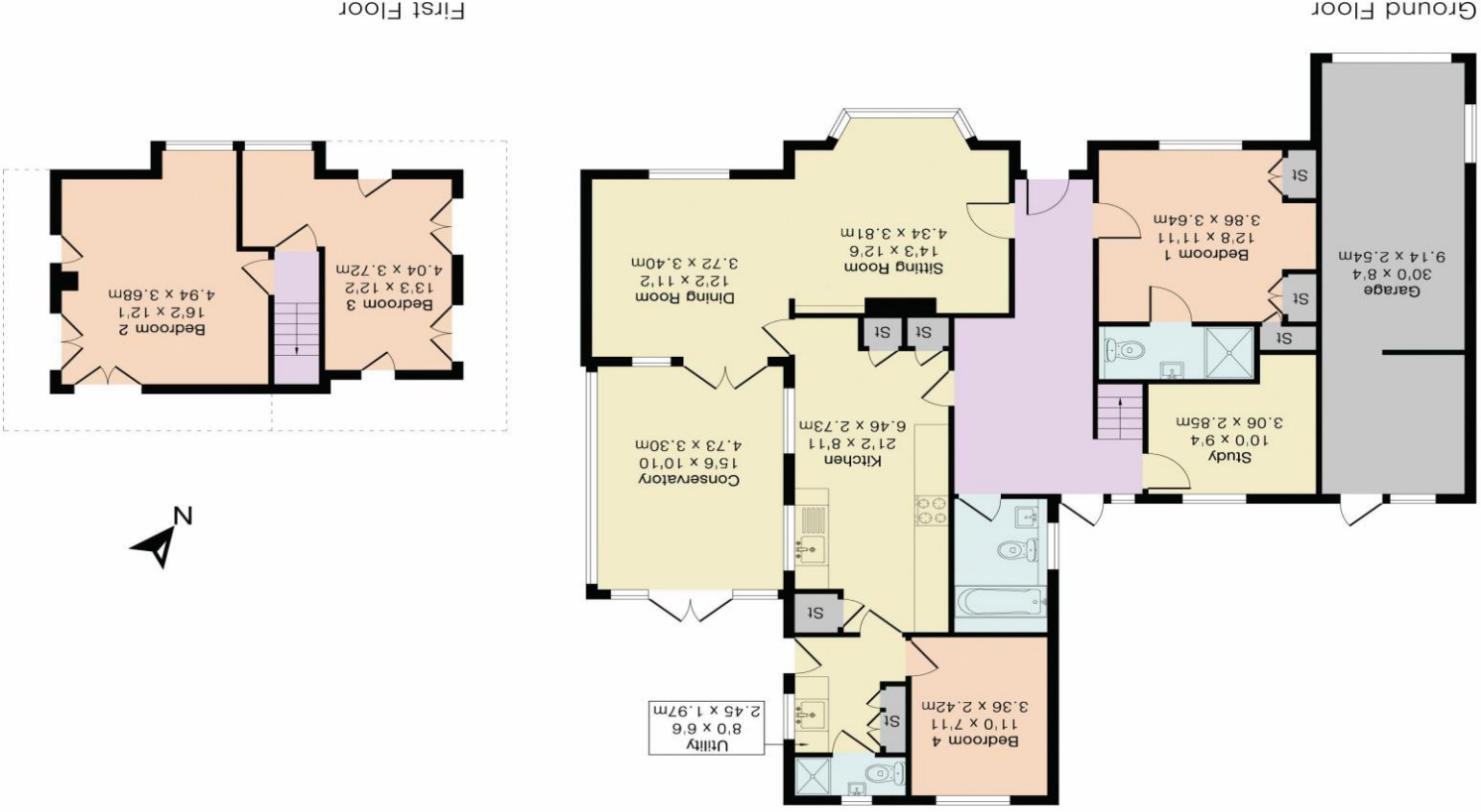
MORTGAGE

Contact your local Wye Residential office who can introduce you to their Independent Financial Adviser

Whilst we endeavour to make our sales details accurate and reliable they should not be relied on as statements of representation of fact and do not constitute any part of an offer or contract.



Approximate Gross Internal Area 1965 sq ft - 182 sq m
Ground Floor Area 1630 sq ft - 151 sq m
First Floor Area 335 sq ft - 31 sq m



PINK PLAN

Although Pink Plan Ltd ensures the highest level of accuracy, measurements of doors, windows and rooms are approximate and no responsibility is taken for error, omission or misstatement. These plans are for representation purposes only as defined by RICS code of measuring practice. No guarantee is given on total square footage of the property within this plan. The figure icon is for initial guidance only and should not be relied on as a basis of valuation.



3 Market Parade, Hazlemere, Bucks, HP15 7LQ

01494 711 284

hazlemere@wyeres.co.uk
wyeres.co.uk