



Thornton Crescent, Wendover,
Buckinghamshire, HP22 6DQ

TIM RUSS
& COMPANY



Thornton Crescent Wendover HP22 6DQ

Extended to provide exceptionally spacious and versatile ground floor accommodation with the benefit of a beautifully landscaped garden enjoying a sunny south/westerly aspect.

£675,000 Freehold



The Property

Situated in a popular location within easy access of the village centre and mainline station, this well presented semi-detached house offers extremely spacious and flexible ground floor accommodation which is ideal for entertaining. There is also an additional ground floor room which can be used as a study or a fourth bedroom if required. The accommodation comprises: spacious entrance hall, living room with a wood burning stove, further sitting area with a window overlooking the garden, large dining area with sliding patio doors leading out to the garden, a well fitted kitchen with integrated appliances including an oven, hob, extractor, fridge & dishwasher, utility area with space and plumbing for washing machine and tumble drier, cloakroom and study/fourth bedroom. To the first floor there are three double bedrooms, a well fitted bathroom and a separate WC.

The property benefits from double glazing and gas fired central heating – a new Bosch boiler was installed in 2021 and the boiler was last serviced in November 2023.

Outside

To the front of the property there is a large block paved driveway providing off street parking for

several cars. A gated side access leads to the rear garden which enjoys a sunny south westerly aspect and a high degree of seclusion. The garden again, is ideal for entertaining, having been landscaped to provide a large paved seating area, a superb covered bar area and a further covered area to the rear of the garden, providing a sheltered seating area - the current owners also use this area for a hot tub. The remainder of the garden is laid to lawn with well stocked flower and shrub borders. There is a large shed which has its own fuseboard with lights and ring main electric circuit. At the bottom of the garden there is a gate leading to a footpath which is a shortcut to the Chiltern Line station.

Additional Information

Council Tax Band: E / EPC Rating: D

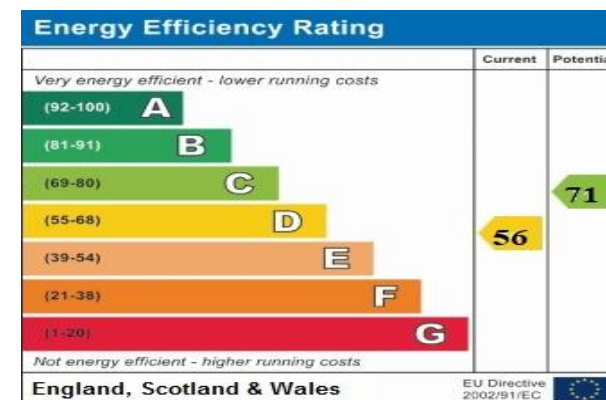
Location

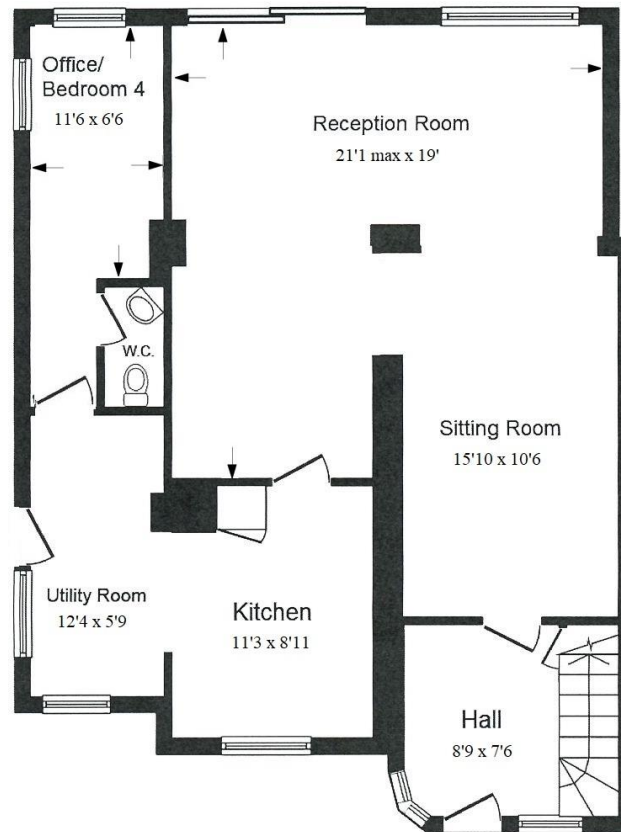
Wendover is a most attractive thriving village set at the foot of the Chiltern hills just to the south east of the county town of Aylesbury. Road access to London could either be via the A413 and M40 or the A41 and M1. The village has a railway station, at the top of the high street on the Chilterns railway line providing commuter services to Marylebone in 45-50 minutes. It also offers good day to day shopping

facilities and has a regular weekly market on Thursdays, Health Centre, Dentists, Library. There are schools in the village for all ages and the renowned grammar school and high schools are in Aylesbury together with the Sir Henry Floyd co-ed Grammar school. There are many opportunities for recreation close to the village including Wendover Woods and Coombe Hill and most sports are available in the Aylesbury Vale.

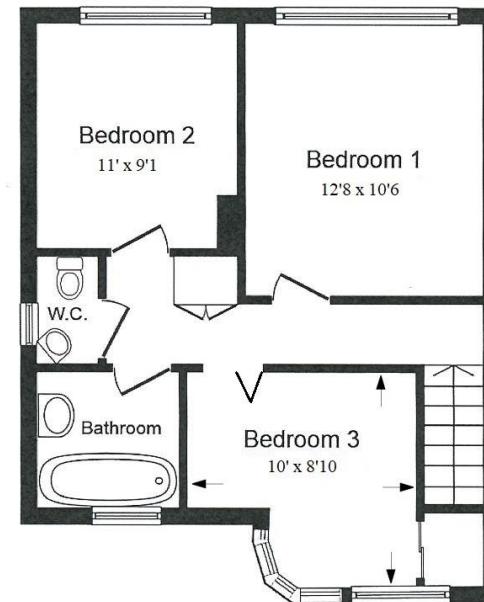
Viewings

Strictly by appointment only.





Ground Floor



First Floor

THORNTON CRESCENT, WENDOVER
APPROX. GROSS INTERNAL FLOOR AREA 1285 SQ FT
 FLOORPLAN FOR IDENTIFICATION PURPOSES ONLY, NOT TO SCALE

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