



Lennon Way, Stoke Mandeville - HP21 9GP  
£625,000

 **TIM RUSS**  
& Company





## Lennon Way

Stoke Mandeville

- Built in 2018
- Four Double Bedrooms
- Three Reception Rooms
- Kitchen Family Room
- Two Ensuite Shower Rooms
- Family Bathroom and Guest Cloakroom
- Enclosed Rear Garden
- Detached Garage and Own Driveway

The property is situated on the popular south side of Aylesbury close to the Stoke Mandeville hospital and only a few minutes' drive from the town centre and train station. Within easy access of schools for children of all ages including Aylesbury's Grammar School and High School, there is also a superb range of shops, restaurants and leisure facilities in Aylesbury and Wendover.





# Lennon Way

Stoke Mandeville

A double fronted detached family home just four years old. Four double bedrooms, two with en-suites and two reception rooms, a study and a kitchen/family room.

Built in 2018 by Bloor Homes this double fronted detached family home. The property has the remaining years of building guarantee. The excellent layout of accommodation is ideal for a growing family.

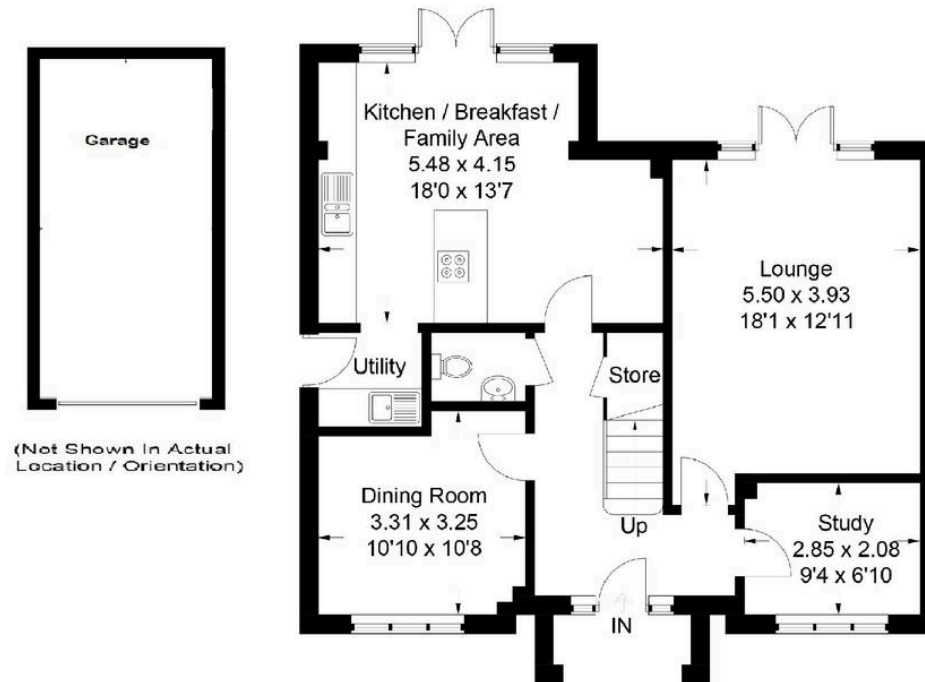
Comprising from, entrance hallway, guest cloakroom, sitting room with double opening doors to garden, dining room and a study. The spacious kitchen/family is fitted with a host of Bosch appliances including a double oven, electric hob with extractor over, fridge and freezer and dishwasher. The kitchen has double doors to the patio and there is also a utility room with a door to the driveway and has space for both a washing machine and tumble dryer. To the first floor are four good sized bedrooms with en-suite and built-in wardrobes to the principal bedroom and the 2nd bedroom. A family bathroom and airing cupboard complete the first floor. Council Tax band: F

Tenure: Freehold

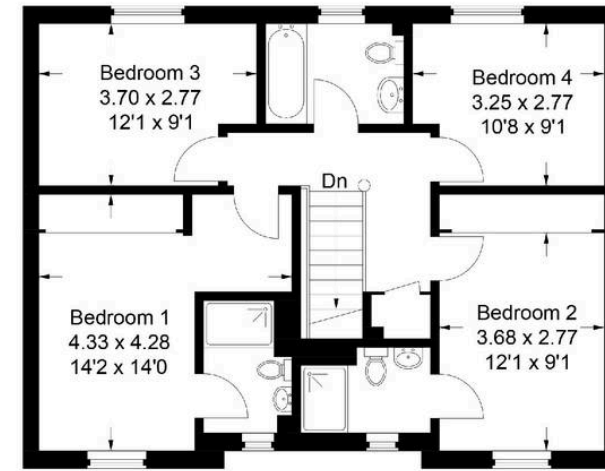
EPC Energy Efficiency Rating: B

Service/Maintenance Charge - £150.00pa





**Ground Floor**



**First Floor**

## Lennon Way

Approximate Gross Internal Area  
 Ground Floor = 75.5 sq m / 813 sq ft  
 First Floor = 68.3 sq m / 735 sq ft  
 Total = 143.8 sq m / 1,548 sq ft

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.

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# Tim Russ and Company

Tim Russ & Co, 4 Chiltern Court Back Street - HP22 6EP

01296 621177 • wendover@timruss.co.uk • timruss.co.uk/

