



Chiltern Cottage, 74 High Street  
Long Crendon, Buckinghamshire, HP18 9AL

Offers In Excess Of  
£400,000

**RB** REASTON BROWN

# Beautifully Finished Two-Bedroom Home on the Prestigious High Street, Featuring a Log Burner, Stylish Kitchen, Private Courtyard Garden, and a Useful Cellar for Storage.

**Chiltern Cottage** is a beautifully presented two-bedroom home, located on the prestigious High Street of this ever-popular village and finished to a high standard throughout.

The front door opens into a warm and inviting sitting room with wood-effect flooring and a charming log burner—perfect for cosy evenings in. From here, step through into the kitchen/dining area, where solid wood worktops sit above matching wall and base units, incorporating cupboards, drawers and a wine rack. A stable door opens onto the garden, providing a pleasant flow between indoor and outdoor spaces.

Upstairs, the principal bedroom benefits from built-in wardrobe space, while the second bedroom houses the boiler and offers useful storage. The family bathroom is smartly tiled and includes a fitted shower, basin, WC and heated towel rail.

A good-sized cellar beneath the cottage provides excellent additional storage. The interiors are neutrally decorated with solid wood doors throughout, and the property benefits from gas-to-radiator central heating and double glazing.

Outside, the cottage is approached via double gates leading to a driveway and a charming courtyard garden—an ideal setting for outdoor dining and relaxation.

Gas Fired Central Heating, EPC Rating: D Council Tax Band: D Freehold

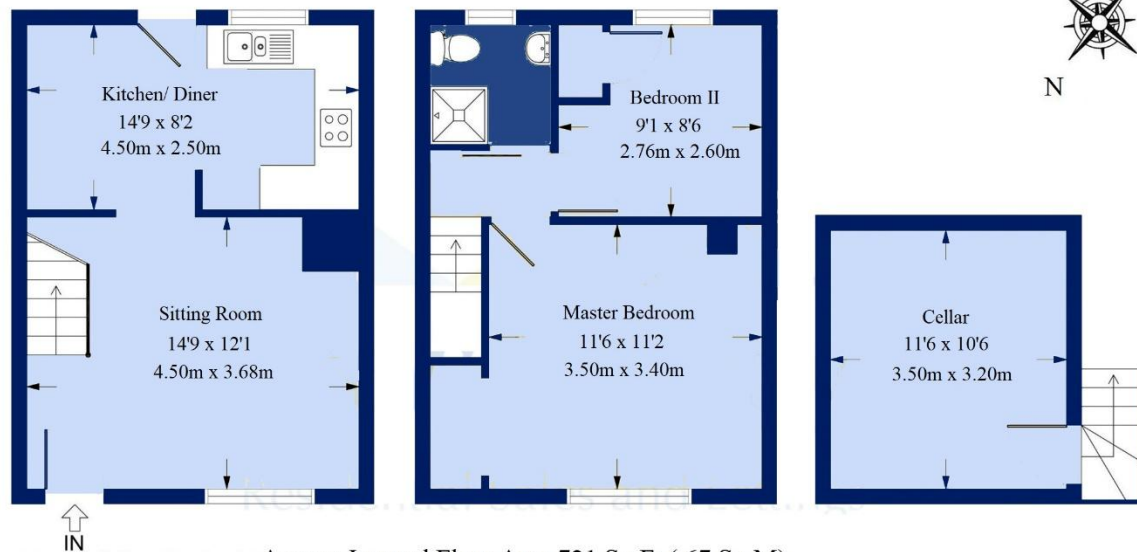
## Situation

**Long Crendon** is a highly desirable village on the borders of Oxfordshire and Buckinghamshire, two miles from the Market town of Thame. Long Crendon was originally called Creoda, a name dating back to Saxon times and benefits from a health centre, several shops, a film club, a tennis club, gastronomic pubs and restaurants, a recreation ground, a sought after primary school, preparatory school facilities available at Ashfold in nearby Dorton, a library, and various churches. The M40 is within easy travelling distance for access to London, Birmingham and the Northern networks. Nearby Haddenham and Thame railway station provides access to London Marylebone in approximately 37 minutes (fast train).

*The property comprises the following with all dimensions being approximate only. Please note that Reaston Brown has not tested appliances or systems and no warranty as to condition or suitability is confirmed or implied. Any prospective purchaser is advised to obtain verification from their Surveyor or Solicitor.*







Approx Internal Floor Area 721 Sq Ft ( 67 Sq M)

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All measurements of walls, doors, windows, fittings and appliances, including their size and location, are shown as standard sizes and therefore cannot be regarded as a representation by the seller.



*Viewing is Strictly by Appointment through Reaston Brown*

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