



Main Road | Dunton | Buckingham | MK18 3LW

Offers In Excess Of
£800,000

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A charming 19th-century detached countryside home in the picturesque village of Dunton situated on the green, offering over 2,500 sq ft of well laid out living accommodation. Set within approximately 1/3 acre, the property features five bedrooms, three bathrooms and three reception rooms, with period features and modern comforts throughout. Front, side and rear cottage-style gardens, a large driveway parking and a garage complete this impressive family home.

- 19th-century detached countryside home in picturesque village of Dunton.
- Beautiful period features including fireplaces, high ceilings and traditional doors. Recently replaced windows.
- Five bedrooms, with the fifth currently arranged as a useful home office/study.
- Three reception rooms with two separate living rooms and a dining room, providing excellent flexibility for family life, entertaining or more informal relaxation.
- Well-appointed kitchen/breakfast room with extensive cabinetry, generous work surfaces, range-style cooker and space for informal dining.
- Two bedrooms with en-suite shower rooms, complemented by a further separate family bathroom.

Welcome to Dove Cottage

The property is approached via a private gravel driveway bordered by mature hedging and established trees, providing off-road parking for several vehicles and access to the attached garage. The front of the house is predominantly brick-built, with a covered entrance porch and planted beds running along the elevation. Mature hedging and planting provide screening from the road, with gated access leading through to the rear garden.

Entrance Hall

The entrance hall provides access to the principal ground-floor accommodation, with stairs rising to the first floor. It features traditional timber doors and woodwork, with space for coats and shoes and access through to the dining room, kitchen and living areas.

Dining Room

12'2" x 10'11" (3.72 x 3.34)

The dining room is positioned between the kitchen and main living room and provides space for a family dining table and additional freestanding furniture. The room features an exposed brick wall, a fitted storage cupboard and a recessed former fireplace with tiled hearth. A window to the front provides natural light, with doorways connecting the room to the kitchen and living room.





Living Room

22'10" x 15'5" (6.97 x 4.71)

The front living room is a spacious reception room with windows providing plenty of natural light and French doors opening directly onto the rear patio. A brick fireplace with a wood-burning stove forms the main focal point, with built-in timber storage to one side and traditional timber doors adding character. The room provides ample space for a range of seating and freestanding furniture.

Kitchen/Breakfast Room

14'10" x 10'11" (4.54 x 3.33)

The kitchen/breakfast room is fitted with a range of shaker-style wall and base units with quartz work surfaces and a peninsula providing additional preparation space. Appliances include a range-style cooker with extractor above, integrated fridge/freezer and dishwasher. A window overlooks the rear garden, while a glazed door provides direct access to the terrace. There is space for a breakfast table, and the room is finished with tiled flooring and traditional timber doors.

Living Room

14'7" x 12'11" (4.46 x 3.94)

The living room is a well-proportioned second reception room with windows to two aspects providing good natural light and views over the garden. A freestanding wood-burning stove is set on a tiled hearth, while the room offers ample space for seating and additional furniture. Access is provided from the central hallway. From here there is a further pair of French doors that open onto the patio providing an excellent flow between indoors and outdoors.

Utility Room

The utility room is fitted with a range of wall and base units with work surfaces and a large inset sink. There is space and plumbing for laundry appliances as well as a window to the side aspect.

Downstairs Cloakroom

The downstairs cloakroom is located off of the hallway and is fitted with a WC and wash hand basin. A window provides natural light and ventilation.

Principal Bedroom

26'0" x 13'1" (7.95 x 4)

A large dual aspect double bedroom with windows at either end providing natural light. The room includes built-in storage and access to the en-suite shower room.

En-Suite

A well fitted en-suite with a large walk-in shower with glass screens and modern letterbox style pale blue tiled walls, together with a WC and wash hand basin. A window provides natural light.

Bedroom Suite Two

15'1" x 10'11" (4.61 x 3.35)

A bright and well-proportioned double bedroom with a large window overlooking the front. The room has a gently sloping ceiling adding character, very useful built in storage cupboards as well as ample space for wardrobes and additional bedroom furniture.

En-Suite

A bright shower room fitted with a glazed shower enclosure, pedestal wash hand basin and WC. Part-tiled walls, a striking chequered floor and windows providing plenty of natural light complete the room.

Bedroom Three

14'11" x 10'11" (4.56 x 3.34)

A bright and generously proportioned further double bedroom with a large window providing plenty of natural light and pleasant views over the garden. The room is neutrally decorated and carpeted, has a built in wardrobe as well as ample space for bedroom furniture.

Bedroom Four

12'2" x 10'8" (3.72 x 3.26)

A comfortable and well-presented bedroom with a window providing good natural light and an attractive outlook. Neutrally decorated and carpeted, the room offers space for freestanding bedroom furniture.

Bedroom Five

8'6" x 7'8" (2.6 x 2.34)

A versatile single bedroom currently arranged as a dedicated home office, with a window providing natural light and space for a substantial desk, shelving and storage.

Family Bathroom

A bright family bathroom fitted with a panelled bath with shower over, pedestal wash hand basin and WC. Part-tiled walls, patterned flooring and a window providing natural light complete the room.



Approximate Gross Internal Area
 Ground Floor = 129.1 sq m / 1,390 sq ft
 First Floor = 105.4 sq m / 1,134 sq ft
 Total = 234.5 sq m / 2,524 sq ft
 (Including Garage / Excluding Eaves Cupboard)



First Floor

Illustration for identification purposes only,
 measurements are approximate, not to scale.
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Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
Current	Potential	Current	Potential
Very energy efficient - lower running costs (92-100) A (81-91) B (69-80) C (55-68) D (39-54) E (21-38) F (1-20) G Not energy efficient - higher running costs		Very environmentally friendly - lower CO ₂ emissions (92-100) A (81-91) B (69-80) C (55-68) D (39-54) E (21-38) F (1-20) G Not environmentally friendly - higher CO ₂ emissions	
	94		
	72		
England & Wales		England & Wales	
EU Directive 2002/91/EC		EU Directive 2002/91/EC	

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