



11a East Ridge, Bourne End Buckinghamshire SL8 5BX

**SEMI DETACHED CHALET BUNGALOW OFFERING PLENTY OF SCOPE
SITTING ROOM WITH STUDY AREA: KITCHEN: CONSERVATORY
THREE BEDROOMS: FAMILY BATHROOM
HIGHLY DESIRABLE, QUIET LOCATION: NO ONWARD CHAIN
STUNNING GARDEN: AMPLE PARKING: DETACHED GARAGE
GOOD SCHOOL CATCHMENT: COUNCIL TAX BAND E: EPC RATING D**



Ideally located in this highly sought after cul de sac, with a fantastic rear garden, is this remodelled three bedroom semi detached chalet bungalow offering plenty of scope and available with no onward chain.

The accommodation comprises of a spacious front aspect sitting room with plenty of natural light and a useful study/home office area. The kitchen is fitted with a range of matching wall and base units, above and below fitted work tops and there is a door leading out to a conservatory. The conservatory enjoys stunning views of the garden and beyond.

The main bedroom is on the ground floor conveniently placed for the family bathroom that is fitted with a white three piece suite including a panelled bath with a shower unit above. Bedrooms two and three have been converted in the roof space and enjoy exceptional views.

To the front of the property is a long driveway providing parking for several cars that leads to a detached garage with an up and over door. The fabulous rear garden is particularly well maintained and is well stocked with a variety of mature flowers and shrubs. It really is a stunning garden taking full advantage of it's size and providing some superb views.

Bourne End is a sought after Thameside village with thriving shops, cafes and pubs, excellent schools and a rail station linking via Maidenhead to Central London (Elizabeth Line). The village is also conveniently placed for both the M40 (J4) and the M4 (J8/9). Heathrow Airport is approximately 18 miles distant. There are various sporting facilities and opportunities locally including golf at Beaconsfield, Sailing at Upper Thames Sailing Club and Cookham Reach plus Racing at Ascot and Windsor.

HMRC Anti Money Laundering

Anti Money Laundering Regulations require all purchasers to produce valid identification documentation before receiving a contract to purchase.

Any personal data collected by Hunt & Nash will only be used for the purposes of preventing money laundering and terrorist funding and further information is available on request as required under Article 13 of the GDPR

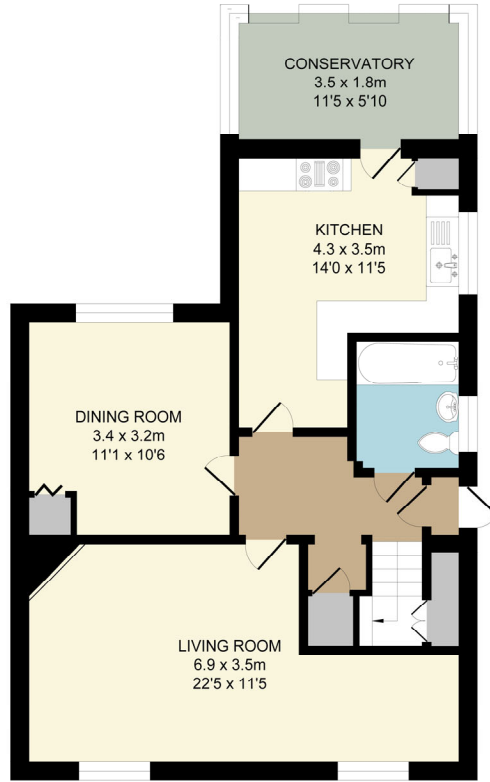
GUIDE PRICE . . . £675,000 . . . FREEHOLD

The property will be sold subject to, and with all wayleaves, easements and rights of way, whether mentioned in these particulars or not.

Tel: 01628 522568

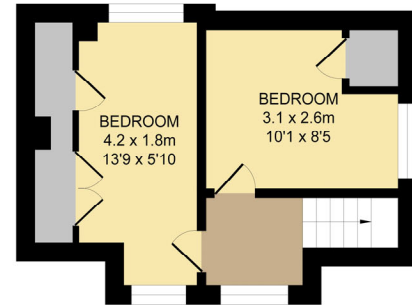
Viewing By Appointment

Email: bourneend@huntandnash.co.uk

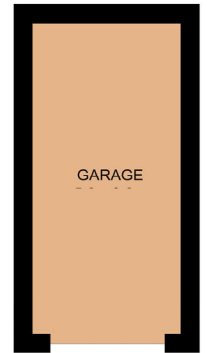


GROUND FLOOR

TOTAL APPROX. FLOOR AREA 84.0 SQ.M. (904 SQ.FT.) EXC. GARAGE
 All measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such. Not to scale.
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FIRST FLOOR



GARAGE





12 The Parade, Bourne End SL8 5SY
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