



58 Quainton Road, Waddesdon,
Buckinghamshire, HP18 0LP

W. HUMPHRIES
VILLAGE, COUNTRY AND EQUESTRIAN PROPERTY



Aylesbury 5 miles (Marylebone 55 mins), Thame 9 miles (Distances approx.)
58 QUANTON ROAD, WADDESDON, BUCKINGHAMSHIRE, HP18 0LP

A CHARACTERFUL, TERRACED VICTORIAN HOUSE WITH NO CHAIN THAT HAS PARKING AND EXCELLENT VIEWS.

Sitting Room with Woodburning Stove, Dining Room, Kitchen, Ground Floor Bathroom, 3 Bedrooms (2 interconnecting). Driveway for 2 Vehicles. Nice Size Garden Abutting Farmland & Fields

GUIDE PRICE £365,000 Freehold

DESCRIPTION

The property has modern double glazing, a recent kitchen and almost new external doors. The accommodation comprises well proportioned square rooms with original doors and tall skirtings that provide an elegant feel although some updating is required.

At the entrance is a composite door into the sitting room where a cast iron woodburning stove is set within the fireplace. A small lobby and understairs cupboard separate you from the dining room and in the dining room is the concealed staircase. The fireplace here is disused and to one side are lovely old fitted cupboards. White hi-gloss, soft close units adorn the kitchen complimented by wood effect worktops. Spaces for a washing machine, cooker and a fridge/freezer are available. Beyond the kitchen is the bathroom which has a white suite with a shower attachment and screen over the bath.

On the first floor are three double bedrooms although the back bedroom is interconnecting from bedroom two. Two of the bedrooms retain the cast iron fireplaces and grates.

OUTSIDE

At the front is a concrete path up to the door and adjacent that gravelled parking for 2 vehicles.

The back door is from the kitchen and the path takes you down to a patio, most of which is inhabited by a 10ft x 7ft timber shed.

Past this is the garden which is a decent lawn and beyond that a decked terrace that enjoys a wonderful view over the countryside.

RIGHT OF WAY – 58 Quanton Road benefits from a right of way to the rear across the neighbouring property.

COUNCIL TAX – Band D £2,605.14 2026/27

SERVICES - Mains electricity, gas, water and drainage.

VIEWING

Strictly via the vendors agent W Humphries Ltd

LOCATION

In the ancient division of the county, Waddesdon Parish was of great extent. The name is a combination of a person's name and 'DUN' in old English, translating to Wotts Hill. The village is steeped in history, a large account is

written in 'MAGNA BRITANNIA' in 1806 concerning its famous connections. There is a church of Norman origins and the old Roman Military Road, Akeman Street used to pass through the place. A branch of the Aylesbury and Tring silk manufactory was established in the village in 1843 employing some 40 females at hand loom weaving but has long since gone.

Of some renown is the magnificent Waddesdon Manor, the recently refurbished Rothschild Mansion. Baron Ferdinand De Rothschild bought the land in 1874, it is said he picked the site for his residence after hunting in the area.

The village has excellent pre schools with a junior and highly sought after secondary school.

The nearby market towns and villages provide a wealth of historical and interesting places to visit including the local Waddesdon Manor, Claydon House and Quainton Steam Railway. Extensive shopping facilities are situated at Bicester Village Retail Outlet, the Friar's Square Centre in Aylesbury, Milton Keynes and Oxford. The village itself offers a great convenience store with a post office, a popular coffee shop, hairdressers salon, beauticians, a Doctor's Surgery, dentist, vet, charity shop, pubs, the Five Arrows Hotel and Chinese takeaway/fish and chips. There are also tennis and bowls clubs. The Greenway is a hardstanding countryside walk that currently runs from Waddesdon to Aylesbury ending up at Aylesbury Vale Parkway train station.

Aylesbury is about 5 miles with the Aylesbury Vale Parkway station providing frequent service to Marylebone, just a five minute drive away in Fleet Marston/Berryfields. Haddenham/Thame Parkway station is about 8 miles away, providing rail links to London and Birmingham. The market town of Thame is about 9 miles and Oxford is approx. 26 miles. The M40 motorway beyond gives access to London, Oxford, Birmingham, the M25 network, Heathrow, Gatwick and Luton airports.

EDUCATION

Preparatory schools at Ashfold, Swanbourne and Oxford.

Pre Schools in Waddesdon

Primary and Secondary Schools in Waddesdon.

Public Schools at Stowe, Berkhamsted and Oxford.

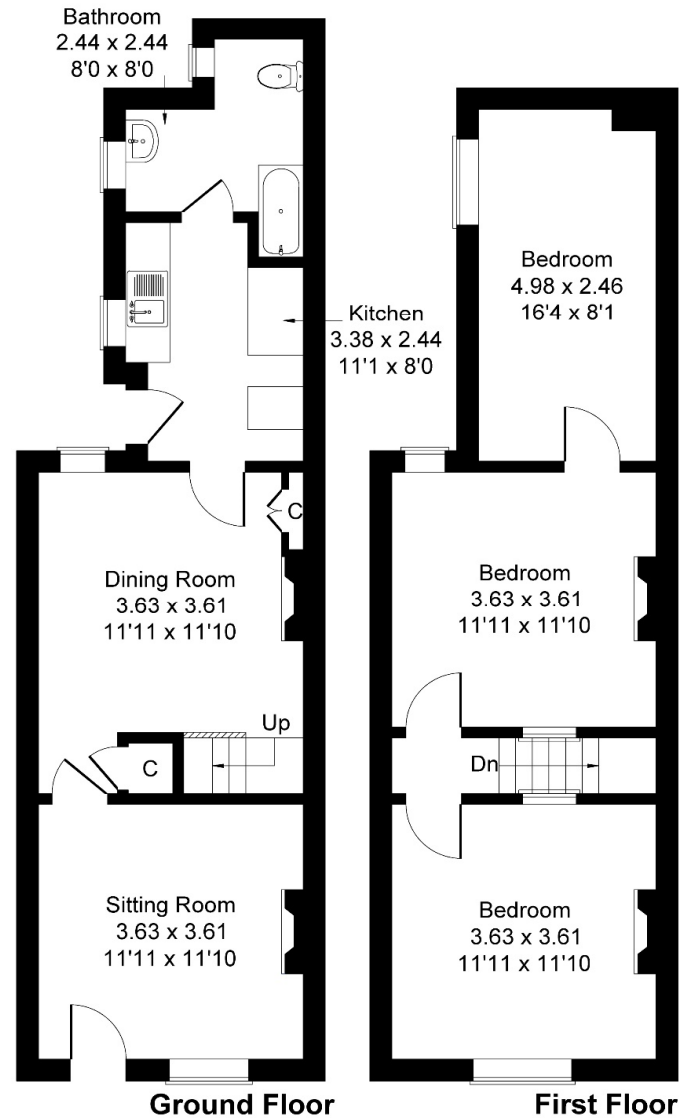
Grammar Schools at Aylesbury.



58 Quainton Road

Approximate Gross Internal Area = 86.1 sq m / 927 sq ft

Illustration for identification purposes only,
measurement are approximate, not to scale,
produced by The Plan Portal 2026.







IMPORTANT NOTICE

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- 2 All measurements, areas and distances mentioned in these particulars are approximate and are issued as a guide only. If such details are fundamental to a purchase, purchasers must rely on their own enquiries.
- 3 Photographs incorporated within these particulars show only certain parts of the property and no assumptions should therefore be made in respect of parts of the property which may not be shown.
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- 6 Most importantly if there is any particular aspect of the property about which you would like further information, we invite you to discuss this with us before you travel to view the property.

