

The Garth

Great Missenden | Buckinghamshire

£750,000

Freehold

JeremySwan

Byways, The Garth
Great Missenden | Buckinghamshire



Back to the market after 27 years, this 2-bed, 2-bathroom light-filled chalet bungalow is ideally situated within the heart of Great Missenden within walking distance of the High Street with its independent shops, restaurants and the railway station with its direct line into London Marylebone. With its accessible features, it's ideal for downsizers or small families given its proximity to the local primary school, it would also make a fantastic modernisation project for those who want to put their own stamp on this centrally located property.

Some of its many pleasing features include:

- Double glazing and gas-fired central heating
- Single driveway and garage
- Long mainly laid to lawn back garden
- Across the road from a primary school
- Walking distance to the local High Street and railway station into London Marylebone
- Sole agent

Ground Floor

Spacious entrance hall – solid wood flooring, radiator, stairs rising to the first floor.

Downstairs shower room/W.C – fully tiled modern matching white suite comprising low-flush WC, pedestal hand wash basin, shower cubicle, ceramic tiled floor, understairs storage cupboard, extractor fan, radiator, light with shaver socket, spotlights.

Downstairs bedroom (reception room 3) – fitted carpet, radiator, built-in wardrobe cupboard.

Dining room– solid wood flooring, radiator, double multipaned doors leading to the sitting room.

Sitting room – fitted carpet, large square bay window with double glazed double doors to the rear garden, two radiators, wall lights, fireplace with an inset living flame gas fire (currently not working) with mantlepiece surround and a marble hearth.

Dual aspect kitchen– fitted with a range of base units and wall cabinets, worktop with inset one and a half bowl stainless steel sink unit with single drainer and mixer tap, integrated dishwasher, integrated Bosch washer dryer, two integrated ovens, four-ring gas hob with diffuser extractor over, wall-mounted Worcester Bosch gas central heating boiler, radiator, vinyl tiled floor, door to rear garden, spotlights.

First Floor

Landing – fitted carpet, radiator.

Principal bedroom – fitted carpet, radiator, built-in wardrobe cupboards, built-in dresser and drawers, undereave storage, two Velux windows with blinds.

Bathroom/W.C – modern matching white suite comprising panel bath with mixer tap and shower attachment, low-flush WC, radiator, pedestal wash hand basin, extractor fan and a tiled floor, cupboard housing pressurised hot water tank.

Outside

Brick paved driveway – preceded by a wooden 5-bar gate.

Single garage – with power and light

Front garden – mainly laid to lawn with post and rail fencing, steps leading to the front door with a handrail.

Rear garden – an ample-sized rear garden mainly laid to lawn with sun terrace and well-stocked flower and shrub borders, outside light, outside tap.

Agent's Notes

- EPC Rating: C
- Council Tax Band: F
- A railway line runs in a cutting down the left side of the house.















64 High Street, Great Missenden, Buckinghamshire HP16 0AN Tel: 01494 890990
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Jeremy Swan