



Connells

Ingram Avenue
Aylesbury



Property Description

A three-bedroom semi-detached home positioned in the highly sought-after Bedgrove area, offered to the market with no upper chain. The property enjoys a large driveway providing parking for multiple vehicles, a welcoming reception room, and a bright conservatory, creating versatile living space ideal for families.

The accommodation is accessed via a side entrance, opening into the hallway and leading to the front-aspect lounge, complete with useful understairs storage. The ground-floor bathroom is fitted with a bathtub and overhead shower, WC and wash hand basin. The kitchen offers a range of wall and base units, space for appliances, a sink/drainer, and access to the conservatory via sliding doors. The conservatory provides an additional relaxing space and opens directly onto the rear garden through patio doors.

To the first floor, there are two double bedrooms and one single bedroom. The landing provides loft access via ladder, and the upstairs is served by a separate WC with wash hand basin.

Externally, the rear garden features a patio area, laid lawn, and a 23ft outbuilding, ideal for storage or potential workspace. Gated access leads directly to the driveway, offering

generous parking for multiple cars.

An ideal location for families the estate is served by the well regarded Bedgrove Infant and Junior schools and is within walking distance of the Aylesbury Grammar and Aylesbury High School.

Entrance Hall

Wooden flooring
Radiator

Lounge

Window to front
Understairs storage
Radiator
TV Point
Wooden flooring

Kitchen

Wall and base units
Space for white goods
Sink/drainer
Sliding doors to conservatory
Wooden flooring
Radiator

Bathroom (ground Floor)

Tiling
Bath with overhead shower
Sink with unit
WC

Conservatory

Door to rear
Wooden flooring

Landing

Carpet underfoot
Storage cupboard
Window to front
Loft access with ladder

Bedroom One

Window to rear
Wooden flooring
Radiator

Bedroom Two

Window to front
Wooden flooring
Radiator

Bedroom Three

Window to rear
Wooden floorin

Radiator

Wc

WC
Wash hand basin
Tiling
Window to side

Rear Garden

Out building
Laid lawn

Parking

Driveway for multiple cars
Gate to rear garden

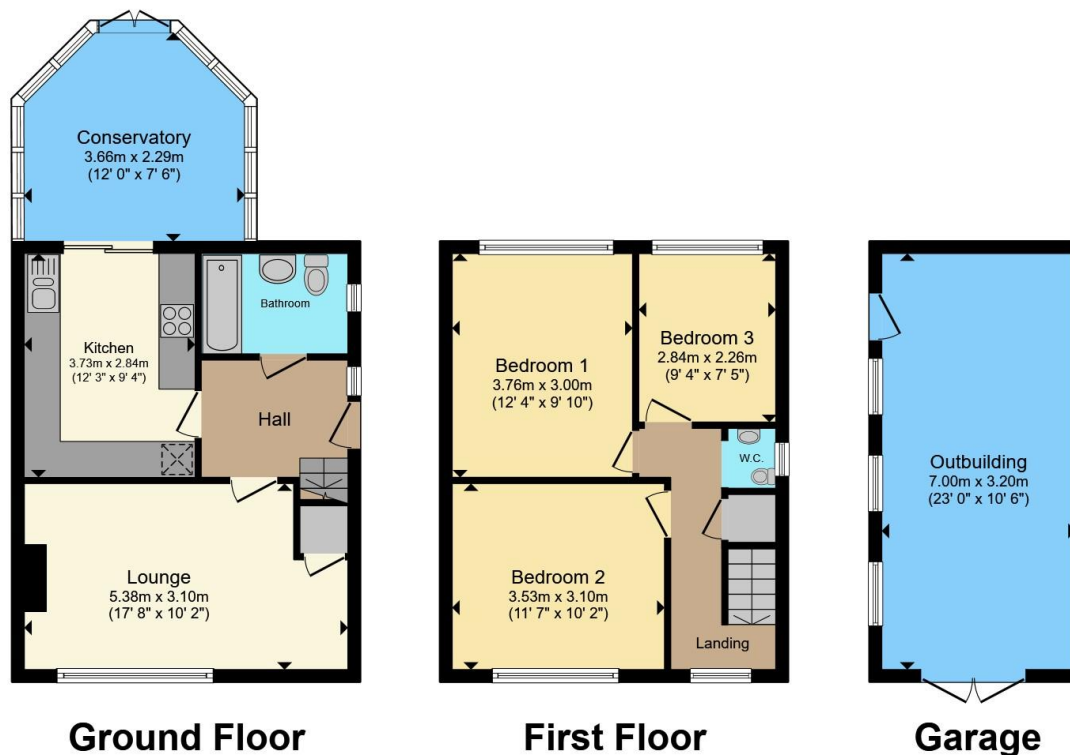
Agents Note

Please note that the AML fee covers the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead









Total floor area 109.0 m² (1,173 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

Connells

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2 Temple Street
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EPC Rating: D Council Tax
 Band: D

Tenure: Freehold

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Property Ref: ALS313249 - 0002