



103 Churchway, Haddenham - HP17 8DT

Guide Price £600,000

TIM RUSS
& Company



103 Churchway

Haddenham, BUCKINGHAMSHIRE

- A STUNNING FAMILY HOME LOCATED WITHIN THIS HIGHLY REGARDED VILLAGE
- LIGHT AND SPACIOUS OPENPLAN KITCHEN/DINING/LIVING SPACE WITH BI-FOLD DOORS ONTO THE GARDEN
- THIS HOME HAS SO MUCH FLEXIBILITY WITH A STUNNING BEDROOM SUITE ON THE GROUND FLOOR . PERFECT FOR MATURE RELATIVES OR EVEN AIR B AND B
- THE FIRST FLOOR OFFERS THREE GOOD SIZED BEDROOMS WITH FAMILY BATHROOM
- LOVELY PRIVATE GARDEN WITH ENTERTAINING SPACE
- DRIVEWAY PARKING FOR SEVERAL VEHICLES
- WITHIN WALKING DISTANCE OF VILLAGE AMENITIES



103 Churchway

Haddenham, BUCKINGHAMSHIRE

Step inside this beautifully presented family home, ideally situated in a highly regarded village and thoughtfully designed to offer modern, flexible living throughout.

At the heart of the property is a stunning open-plan kitchen, dining and living space, filled with natural light and perfectly suited to both everyday family life and entertaining. Bi-fold doors open seamlessly onto the garden, creating a wonderful connection between the indoor and outdoor spaces.

A particular highlight is the impressive ground-floor bedroom suite, providing an excellent degree of privacy and flexibility. This versatile space would be ideal for a mature relative, visiting guests or potentially as a self-contained accommodation opportunity, subject to the necessary permissions.

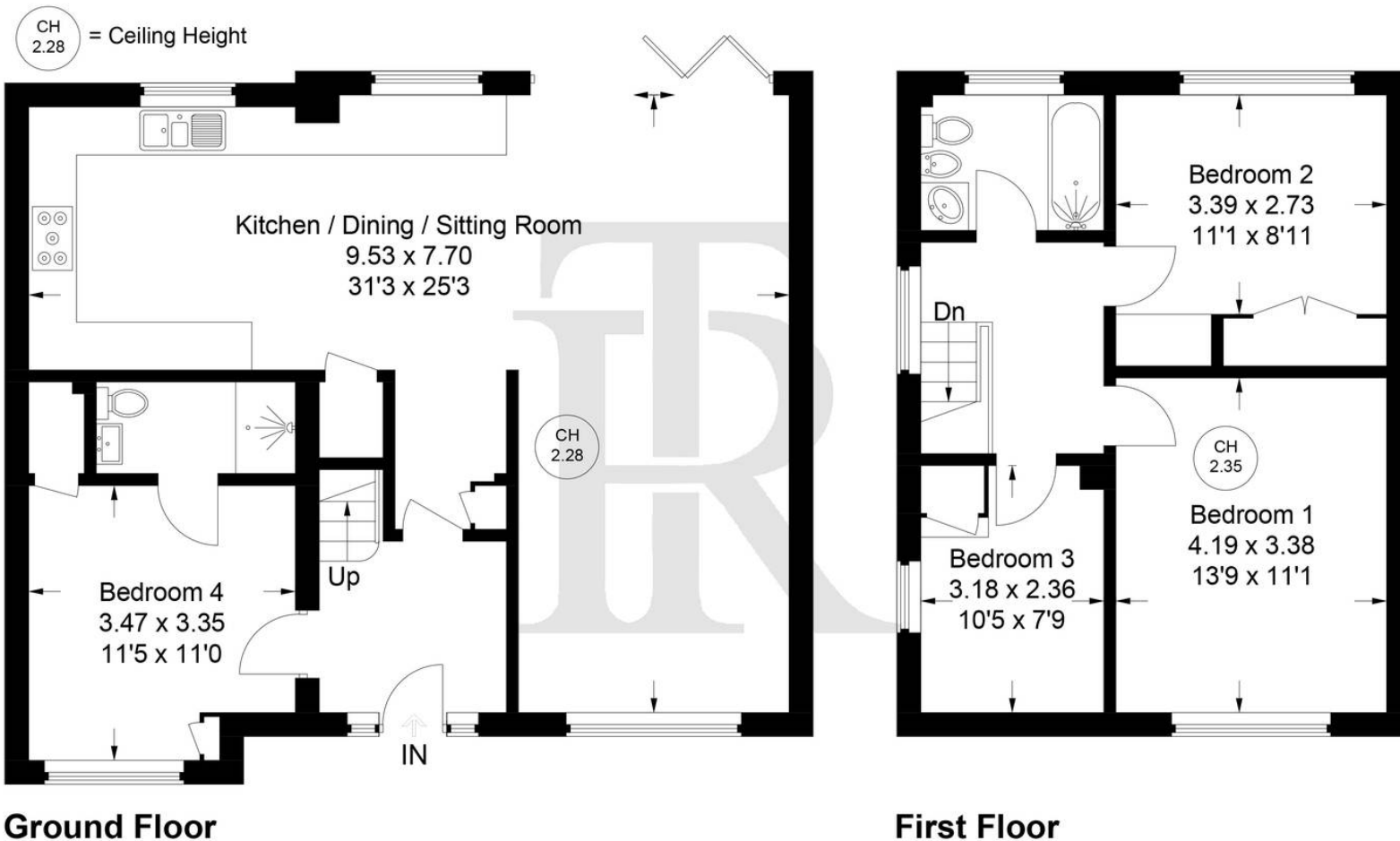
Upstairs, there are three generously proportioned bedrooms, each offering plenty of natural light and a peaceful setting. The property has been finished to a high standard throughout, combining contemporary style with practical features to create a comfortable and welcoming home.

Externally, the property benefits from driveway parking for several vehicles, while the village amenities are conveniently within a short stroll, making everyday life particularly easy. (Please note that the lawns has been enhanced).

Council Tax band: E Tenure: Freehold

EPC Energy Efficiency Rating: E EPC Environmental Impact Rating: E





103 Churchway, HP17 8DT

Approximate Gross Internal Area
 Ground Floor = 75.4 sq m / 812 sq ft
 First Floor = 45.3 sq m / 488 sq ft
 Total = 120.7 sq m / 1300 sq ft

Floor Plan produced for Tim Russ & Company by Media Arcade Ltd ©.

Illustration for identification purposes only. Window and door openings are approximate. Whilst every attempt is made to assure accuracy in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.



Tim Russ and Company

Tim Russ & Co, 112 High Street - OX9 3DZ

01844 217722 • thame@timruss.co.uk • timruss.co.uk/

By law we must verify every seller and buyer for anti-money laundering purposes.

Checks are carried out by our partners at Lifetime Legal for a non-refundable £65 (incl. VAT) fee, paid directly to them.

For more information please visit our website.



Particulars described on our website and in marketing materials are for indicative purposes only; their complete accuracy cannot be guaranteed. Details such as boundary lines, rights of way, or property condition should not be treated as fact. Interested parties are advised to consult their own surveyor, solicitor, or other professional before committing to any expenditure or legal obligations.