



Lawrence Close, Aylesbury HP20 1DY

welcome to

Lawrence Close, Aylesbury

Brown & Merry are pleased to offer for sale this well-presented and spacious three-bedroom detached family home being situated in a cul-de-sac location within this popular modern development on the Birtton side of Aylesbury. The property features double glazing, gas heating system with radiators, entrance hall, cloakroom, lounge/dining room, refitted kitchen, master bedroom with refitted en-suite, two further bedrooms, refitted bathroom, enclosed easy maintenance style rear garden, driveway and garage. Viewing highly recommended.



Accommodation Comprises

Entrance Hall

Kitchen

Cloakroom

Living Room

Landing & First Floor

Bedroom One

En-Suite

Bedroom Two

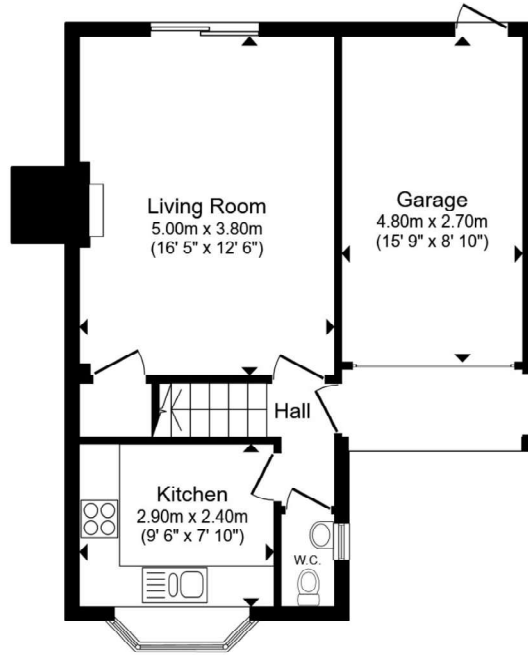
Bedroom Three

Bathroom

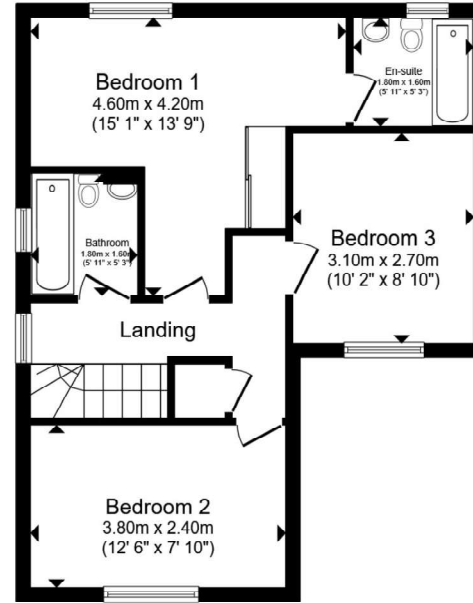
Outside

Rear Garden

Garage



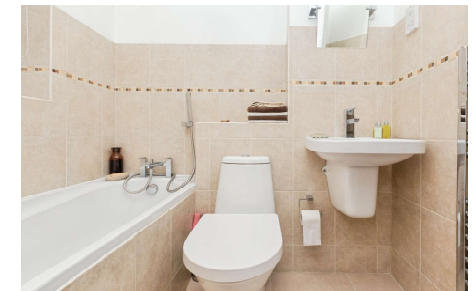
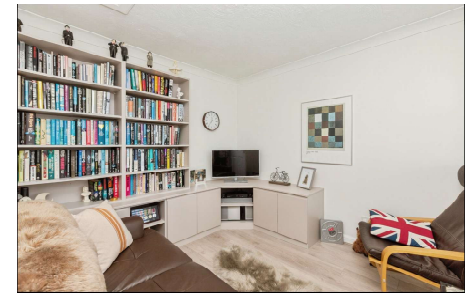
Ground Floor



First Floor

Total floor area 95.1 m² (1,023 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



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welcome to

Lawrence Close, Aylesbury

- THREE BEDROOM DETACHED
- POPULAR BIERTON PARK
- MUST BE VIEWED
- GOOD SCHOOL CATCHMENTS
- DRIVEWAY & GARAGE

Tenure: Freehold EPC Rating: Awaited

Council Tax Band: E

£450,000



Please note the marker reflects the postcode not the actual property

view this property online [brownandmerry.co.uk/Property/AYL115640](https://www.brownandmerry.co.uk/Property/AYL115640)



Property Ref:
AYL115640 - 0002

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Brown & Merry is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.


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