

33, Bonnersfield, Long Crendon,
Buckinghamshire, HP18 9DJ

Guide Price
£475,000

REASTON BROWN

A Light-Filled Family Home with Versatile Living Space, Contemporary Kitchen, Refitted Bathroom, Conservatory, Landscaped Garden, Utility Room and Parking for Two Vehicles. Set in a Prime Buckinghamshire Village Location.

Well-Appointed family home offers light-filled, versatile accommodation, perfectly suited to modern family living. Upon entering, you are welcomed by a generous porch with ample space for coats and shoes, creating a practical and inviting entrance. The living room is flooded with natural light, providing a warm and relaxing setting for everyday family life. The contemporary kitchen, replaced in 2024, is thoughtfully designed with stylish white cabinetry, light grey worktops, an electric oven, induction hob and integrated dishwasher. Complementing the ground floor is a second reception room, currently arranged as a family room, providing flexible accommodation that could easily serve as a playroom, dining room or home office. A rear hallway leads to a generous utility room with a sink, plumbing for a washing machine and excellent additional storage, together with a modern downstairs WC. Beyond, the bright conservatory enjoys delightful views over the garden and offers an ideal space to relax or entertain throughout the year. Upstairs, the generous principal bedroom enjoys a bright front aspect and benefits from built-in storage. Bedroom two overlooks the attractive rear garden and also features a built-in cupboard, while bedroom three provides a versatile space, ideal as a child's bedroom, guest room or home office. The family bathroom was refitted in 2025 and comprises a bath with chrome shower over, vanity unit, WC, heated towel rail and contemporary neutral finishes. Outside, the enclosed rear garden is a wonderful family space, featuring a generous patio for outdoor dining, a well-maintained lawn, mature planted borders and a garden shed with electricity. To the front, the property offers off-road parking for two vehicles, a neat lawn and established borders, creating excellent kerb appeal. Further benefits include a modern combi boiler, installed in 2024

EPC D Council Tax Band C Freehold Gas Central Heating

Situation

Long Crendon is a highly desirable village on the borders of Oxfordshire and Buckinghamshire, two miles from the Market town of Thame. Long Crendon was originally called Creoda, a name dating back to Saxon times and benefits from a health centre, several shops, a film club, a tennis club, gastronomic pubs and restaurants, a recreation ground, a sought after primary school, preparatory school facilities available at Ashfold in nearby Dorton, a library, and various churches. The M40 is within easy travelling distance for access to London, Birmingham and the Northern networks. Nearby Haddenham and Thame railway station provides access to London Marylebone in approximately 37 minutes (fast train).

The property comprises the following with all dimensions being approximate only. Please note that Reaston Brown has not tested appliances or systems and no warranty as to condition or suitability is confirmed or implied. Any prospective purchaser is advised to obtain verification from their Surveyor or Solicitor.









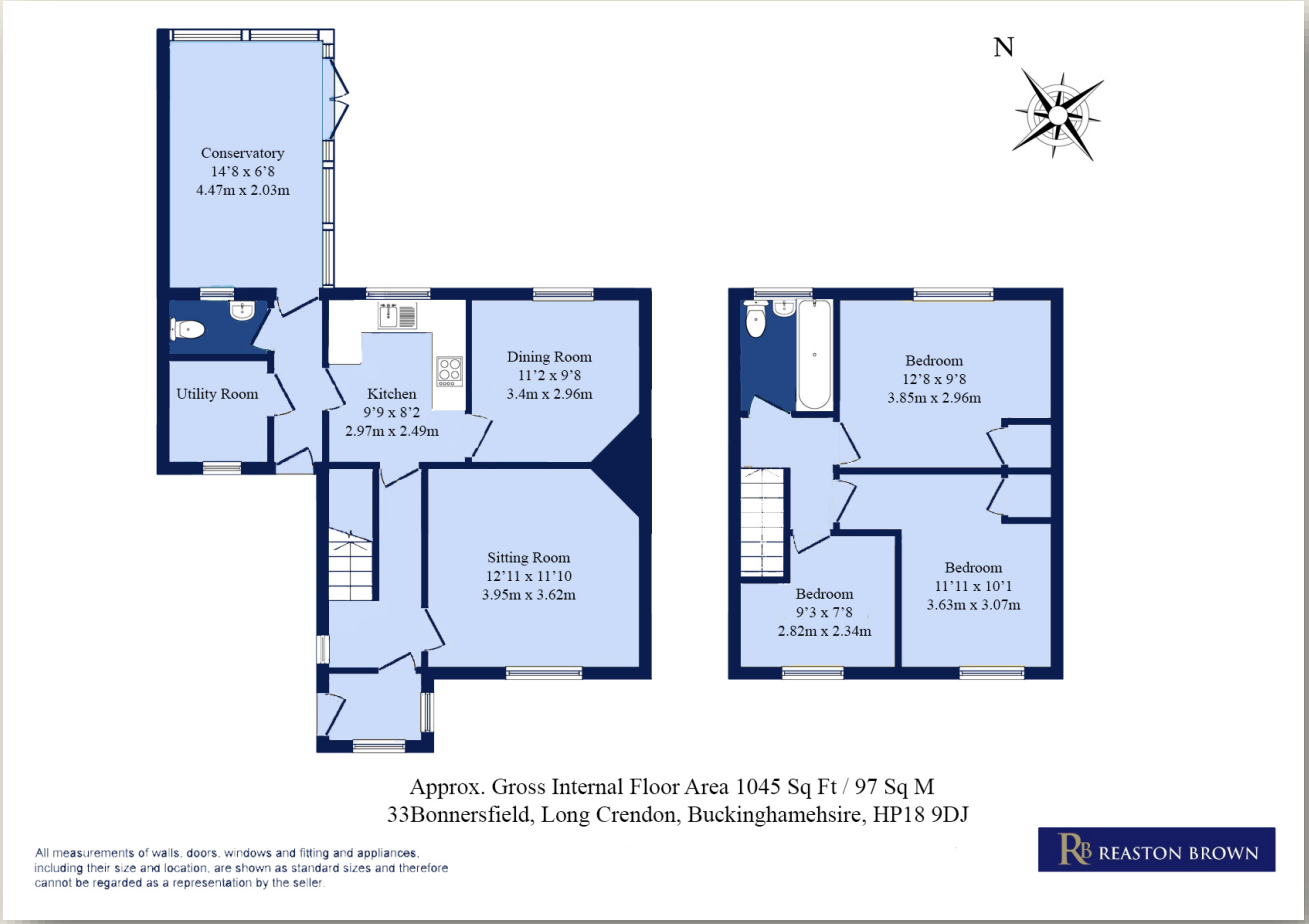












Approx. Gross Internal Floor Area 1045 Sq Ft / 97 Sq M
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All measurements of walls, doors, windows and fitting and appliances, including their size and location, are shown as standard sizes and therefore cannot be regarded as a representation by the seller.

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