



Connells

Brimmers Way
Aylesbury

Brimmers Way
Aylesbury HP19 7HG

for sale offers in excess of
£325,000



Property Description

Connells are delighted to bring this immaculate three-bedroom semi-detached house to the market that is located within walking distance to the centre of Fairford Leys with its array of shops, amenities and restaurants. There is also excellent local schooling, a golf course and a gym all close by.

The property benefits from a single garage with parking space in the front as well as additional on street parking nearby.

The ground floor comprises of a kitchen, living/dining room and cloakroom. Up the stairs are two spacious double bedrooms, a sizable third bedroom and a family bathroom suite.

The rear garden offers rear access through the garage there is a level patio directly from the patio doors and the rest is mainly laid to lawn. A perfect space for outdoor dining and entertainment.

An internal viewing is highly recommended.

For more information or to arrange a viewing, please contact Connells today.

Entrance Hall

Door to front aspect, radiator.

Cloakroom

Window to side aspect, WC, wash hand basin, radiator.

Living Room

Window to front aspect, television point, telephone point, under-stairs storage, radiator.

Kitchen / Diner

Fitted kitchen comprised of wall and base units with work surfaces and tiling to complement, sink with drainer, gas hob with extractor hood, electric oven, plumbing for washing machine, space for fridge/freezer, breakfast bar area, radiator, patio doors to rear garden, stairs to first floor landing.

First Floor Landing

Window to side aspect, loft access, radiator.

Bedroom One

Window to front aspect, built in wardrobe, radiator.

Bedroom Two

Window to rear aspect, built in wardrobe, radiator.

Bedroom Three

Window to front aspect, radiator.

Bathroom

Window to rear aspect, bath with mixer taps with overhead shower, WC, wash hand basin, radiator.

Outside

Rear Garden

Paved patio area, laid lawn, side access.

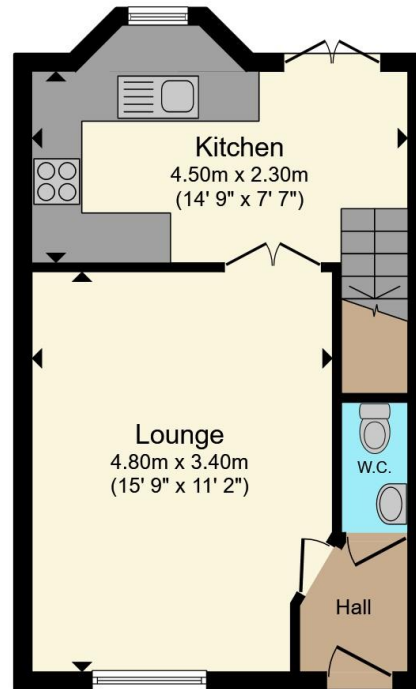
Garage

Up and over door.

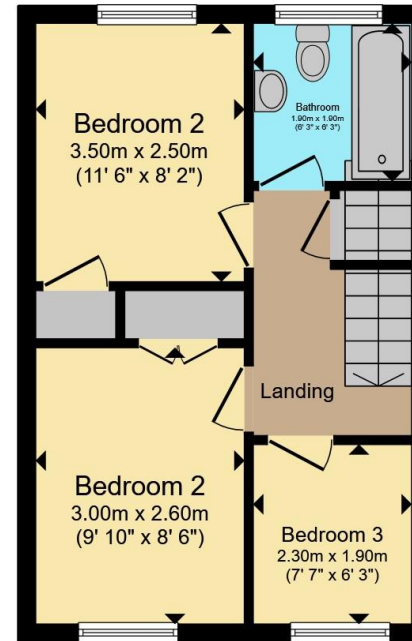








Ground Floor



First Floor

Total floor area 65.6 m² (706 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

To view this property please contact Connells on

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6 Hampden Square
 AYLESBURY HP19 7HT

EPC Rating: C Council Tax
 Band: D

Tenure: Freehold

view this property online connells.co.uk/Property/LEY304689



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