



**Connells**

The Maltings  
Tingewick Buckingham





### Property Description

Located on a sought-after development in the attractive village of Tingewick, this beautifully arranged four-bedroom home offers spacious and versatile accommodation across three floors, ideal for modern family living.

Upon entering the property, you are welcomed into a central hallway that provides access to a convenient WC and leads through to the main living areas. The sitting room is generously proportioned, perfect for relaxing or entertaining, and flows seamlessly into the dining room, creating a sociable open-plan feel. The kitchen is well-equipped and thoughtfully laid out, offering ample workspace and storage, ideal for both everyday cooking and hosting.

Upstairs, the landing connects three well-sized bedrooms. Bedroom 2 (with en-suite) and Bedroom 3 are both spacious and bright, while Bedroom 4 offers flexibility as a guest room, nursery, or home office. A modern family bathroom serves this floor, complete with essential fixtures.

The top floor is dedicated to the impressive master suite (Bedroom 1), providing a peaceful retreat with generous proportions and a private en-suite bathroom, ensuring comfort and privacy.

The property also benefits from a separate garage, offering secure parking and additional storage. The rear garden is private. Full fibre Broadband speeds of up to 900 Mbps.

### Mortgage Services

Connells Buckingham have an experienced Mortgage Consultant who can offer advice and recommend products based on your circumstances. For more information on our fantastic services, contact us.



## Entrance Hallway

## Wc

## Sitting Room

15' 6" Max x 11' ( 4.72m Max x 3.35m )

## Dining Room

10' 11" x 8' 9" ( 3.33m x 2.67m )

## Kitchen

13' 11" To Cupboard x 9' 4" ( 4.24m To Cupboard x 2.84m )

## Bedroom 2

12' 8" Max x 11' 3" Max ( 3.86m Max x 3.43m Max )

## En-Suite

## Bedroom 3

11' 3" Max x 10' 5" ( 3.43m Max x 3.17m )

## Bedroom 4

9' 5" x 6' 6" ( 2.87m x 1.98m )

## Family Bathroom

## Master Bedroom

13' 6" x 10' 6" ( 4.11m x 3.20m )

## Dressing Room

6' 5" x 4' 11" ( 1.96m x 1.50m )

## En-Suite

## Garage

## Rear Garden



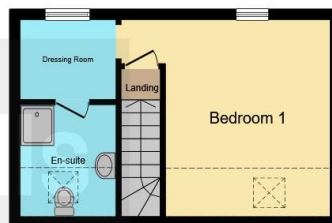




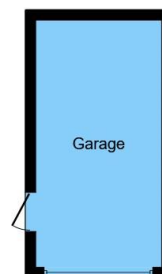
**Ground Floor**



**First Floor**



**Second Floor**



**Garage**

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.focalagent.com](http://www.focalagent.com)

To view this property please contact Connells on

**T 01280 822 727**  
**E [buckingham@connells.co.uk](mailto:buckingham@connells.co.uk)**

2 West Street  
 BUCKINGHAM MK18 1HL

EPC Rating: C Council Tax  
 Band: E

**view this property online [connells.co.uk/Property/BUK307698](http://connells.co.uk/Property/BUK307698)**

Tenure: Freehold



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

**See all our properties at [www.connells.co.uk](http://www.connells.co.uk) | [www.rightmove.co.uk](http://www.rightmove.co.uk) | [www.zoopla.co.uk](http://www.zoopla.co.uk)**

Property Ref: BUK307698 - 0009