
14 The Grove, Chesham Bois, Amersham,
Buckinghamshire, HP6 5LJ
ROBSONS
RESIDENTIAL SALES

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A well-presented three bedroom detached property located at the end of this sought-after cul-de-sac location in the heart of Chesham Bois. The property offers exceptionally flexible accommodation with a large, well proportioned sitting room, dining room and kitchen all across the rear with a spacious principal bedroom suite to the first floor and bedroom and a shower room to the ground floor. The property comes with driveway parking, an 18ft garage and gardens to three sides, affording a good degree of privacy. Freehold - EPC rating: C. Council Tax Band: G

Set in the picturesque Chilterns, Amersham is a vibrant town which offers a perfect balance between commuter convenience (the Metropolitan and Chiltern lines offering prompt services to Central London are located only approx. 1.2 miles from the property) and easy access to the surrounding countryside. There are two distinct areas: Old Amersham, set in the valley of the River Misbourne, which contains the 13th century parish church of St. Mary's and several old pubs, coaching inns and boutique shops; and Amersham-on-the-Hill, which grew rapidly around the railway station in the early part of the 20th century which now contains the main shopping area with high street brands such as Waitrose, Marks & Spencer and Boots, as well as a variety of eateries and coffee shops. Amersham boasts the Lifestyle Centre (state-of-the art leisure centre with spa facilities). The property benefits from easy access to highly regarded schooling at both primary and senior level including the renowned Dr Challoner's Grammar Schools (Boys & Girls), Chesham Grammar School and Amersham School. Independent schooling is also very well catered for with The Beacon School (Boys & Girls) for Nursery – Year 8, Heatherton (Girls) and Chesham Prep (Boys & Girls) for Nursery – Year 6; whilst senior schooling can be found at Berkhamsted School (Boys & Girls), Royal Masonic (Girls) & Pipers Corner (Girls).



Viewing by appointment only
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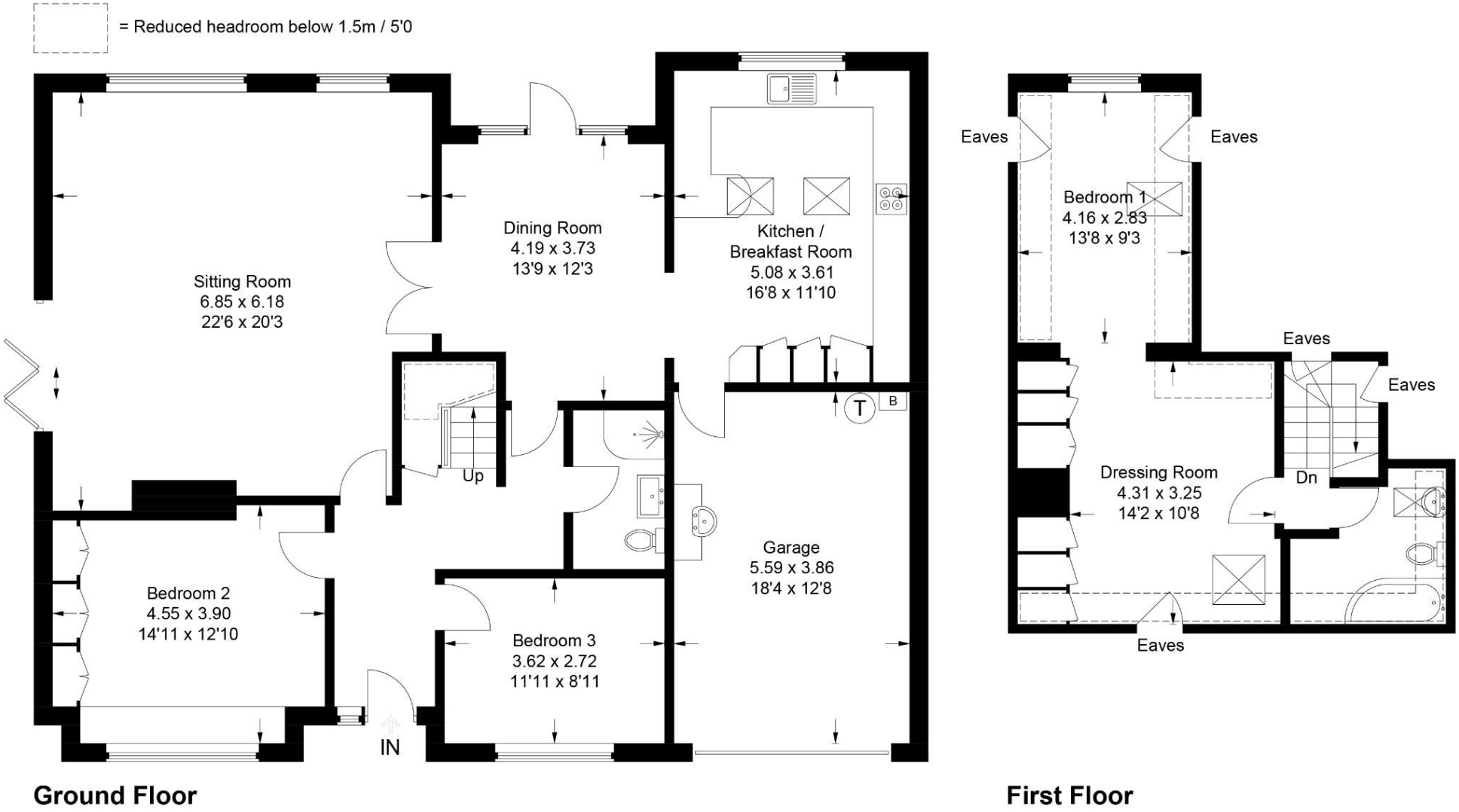


Directions: From our offices proceed up Hill Avenue turning right into Sycamore Road. At the end of the shops go directly over the two consecutive mini roundabouts and onto Bois Lane. Pass through Chesham Bois village and War Memorial turning left into Green Lane, turn first right into The Ridings which becomes The Grove on the left.

* The particulars of Sale have been prepared as a general guide only. We have not carried out a detailed survey of the structure or tested the services, equipment and appliances and interested parties should commission their own reports. Room sizes are approximate and should not be relied upon when ordering carpets, curtains or other furnishings. Garden and site measurements are approximate and boundaries have been measured as fenced or taken from the Ordinance Survey via Promap or both. Purchasers should seek confirmation of the legal boundaries from their solicitor prior to proceeding with a purchase.
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Approximate Gross Internal Area = 186.8 sq m / 2,011 sq ft
(Including Garage)



This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.

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