

# HUNTERS®

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## Broad Street, Chesham, Buckinghamshire, HP5 3ED Guide Price £350,000



A very well presented two bedroom period property with the benefit of a loft room, ideally situated within close proximity of the town centre, station, and highly regarded local schools including Newtown, Brushwood Junior, and Chesham Grammar. The charming and characterful, yet contemporary property, has been recently redecorated offering bright and airy accommodation comprising: porch, bay fronted sitting room with feature wood burner, open to the dining room, refitted kitchen, remodelled bathroom, two double bedrooms and a loft room. Externally, there is a small low maintenance garden to the front and a generous rear garden measuring in excess of 85ft in length which is mainly laid to lawn with a patio area and a timber shed. EPC Rating: D

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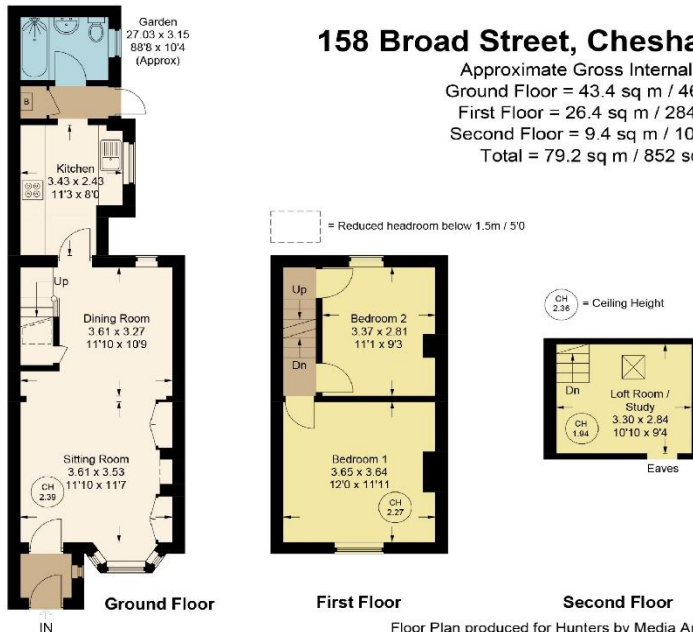
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## 158 Broad Street, Chesham, HP5 3ED

Approximate Gross Internal Area  
 Ground Floor = 43.4 sq m / 467 sq ft  
 First Floor = 26.4 sq m / 284 sq ft  
 Second Floor = 9.4 sq m / 101 sq ft  
 Total = 79.2 sq m / 852 sq ft



### MATERIAL INFORMATION

TENURE: FREEHOLD

COUNCIL TAX: BAND C

Floor Plan produced for Hunters by Media Arcade Ltd ©.

Illustration for identification purposes only. Window and door openings are approximate. Whilst every attempt is made to assure accuracy 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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