

Long Crendon

14 Billwell | Long Crendon | Bucks | HP18 9AD



Price On Application

SUMMARY

Reception hallway

Downstairs wet room

Kitchen / breakfast room & utility room

Dining room and garden room

Spacious sitting room with fireplace

Cloakroom

Bedroom 4 & 5 presented as one room

Bedroom 3 with built in wardrobe

Spacious 2nd bedroom with wardrobes

Generous main bedroom on first floor
with panoramic views & en suite

Large loft area with huge potential
to create further bedroom and en suite

Double garage and driveway parking

Delightful mature gardens with
outstanding views over countryside

Nestled in a quiet cul de sac in the
heart of Long Crendon

Offered For Sale with NO ONWARD
CHAIN.



This delightful chalet bungalow is ideally situated in the heart of Long Crendon and located at the end of a quiet cul de sac. The property is deceptively spacious and offers a huge amount of potential to extend and remodel according to the purchasers requirements. It benefits from exceptional views over open countryside and the Oxfordshire Plain. Currently the property has a meandering reception hallway. The kitchen/breakfast



has a range of base and wall units with integrated dishwasher & fridge freezer there is ample space for breakfast table and chairs with a door leading to the utility area. From the hallway, double doors open into the dining room which in turn open into a spacious sitting room with brick feature fireplace and gas fire. There are doors from both rooms that lead through to the garden room which over looks the mature and tranquil garden with stunning views On the ground floor there are two bedrooms that have been opened up to create one large bedroom and then two further bedrooms as well as a wet room and cloakroom.

KEY FEATURES

- A rare opportunity to purchase a delightful 4/5 bedroom chalet bungalow
- Spacious accommodation throughout with potential to remodel
- Outstanding views over the Oxfordshire Plain
- Spacious loft area which could be converted to create a further bedroom
- Delightful and tranquil mature rear gardens to both the front and rear
- Ample driveway parking with well appointed double garage to the side
- Offered For Sale with NO ONWARD CHAIN
- Please call Colombs on 01844 214421 to arrange a suitable time to view





The main bedroom can be found on the first floor which is particularly spacious as well as having superb countryside views. There is an en suite bathroom and eaves storage. From the landing there is access to the loft space which has the potential to create a further double bedroom with an en suite. When created this room would also benefit from the open views. Externally the gardens are delightful with a vast selection of shrubs and trees and a 'secret' pathway where a seating area could be created. To the front there is ample driveway parking for several cars and a large double garage which could be converted to create further living accommodation. We would advise arranging an appointment as soon as possible to view this unique property and to discover the exciting opportunities that it offers.





LONG CRENDON

Long Crendon is an attractive village located 2 miles north of Thame and is surrounded by open countryside. The village has a vibrant community with many activities for all age groups. There are a range of shops within the village, 2 thriving public houses, and eating establishments as well as a busy library and village hall plus a network of footpaths. There is a very popular Primary School which feeds into Lord William's in Thame and the Aylesbury Vale Grammar schools as well as excellent commuting to London, Birmingham and Oxford via the railway station at Thame & Haddenham Parkway and by car from the M40 access

Local Authority – Buckinghamshire Council

Council Tax - G

EPC – E Central Heating - Oil

14 Bilwell, Long Crendon, HP18 9AD, Bucks

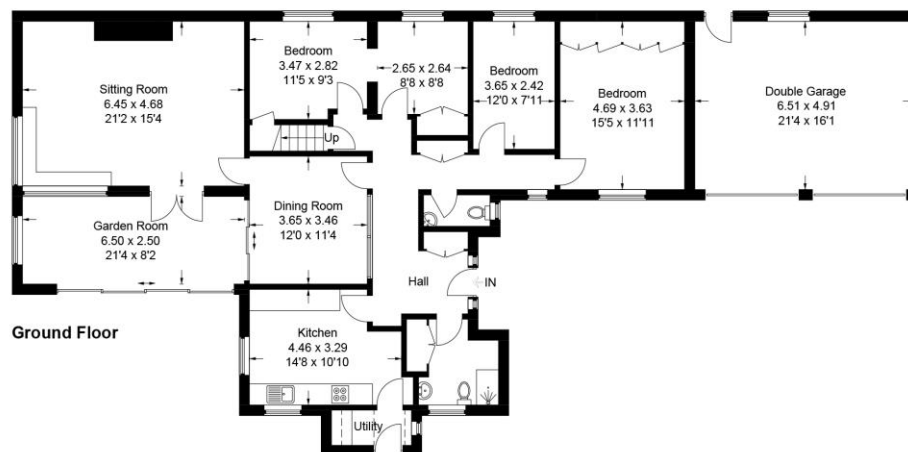
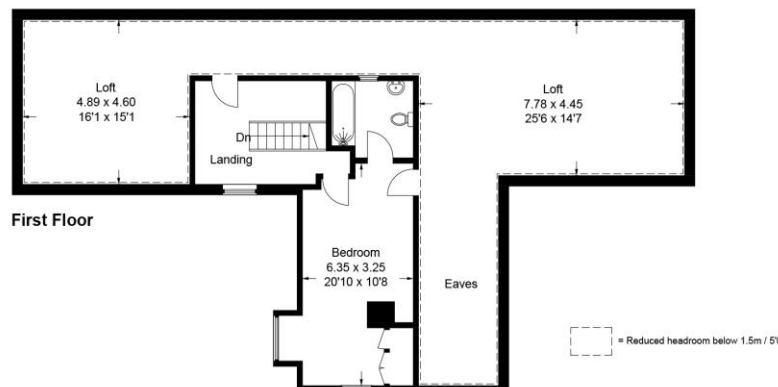
Approximate Gross Internal Area

Ground Floor = 156.5 sq m / 1,684 sq ft

First Floor = 123.8 sq m / 1,332 sq ft

Double Garage = 31.3 sq m / 337 sq ft

Total = 311.6 sq m / 3,353 sq ft (Including Eaves / Loft)



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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1 Swan Walk, Upper High Street, Thame, Oxon, OX9 3HN

01844 214421

thame@colombs.co.uk

www.colombs.co.uk

IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.