



Great Lane, Bierton Aylesbury HP22 5DE

welcome to

Great Lane, Bierton Aylesbury

Brown & Merry are pleased to offer for sale this individual and extended detached bungalow in need of modernisation with a large rear garden, large patio and potential to further extend (stpp). The bungalow features entrance porch, hallway, cloakroom, living room with dining area, kitchen with walk in Pantry & Airing Cupboard and exterior storage to the side, two double bedrooms, bathroom, large rear garden in excess of 150ft in length, driveway and garage. NO UPPER CHAIN.



Accommodation Comprises:

Entrance Porch & Hallway

Living Room

17' max x 14' 3" (5.18m max x 4.34m)

Dining Area

11' 10" x 10' 11" max (3.61m x 3.33m max)

Kitchen

10' 10" x 9' 1" (3.30m x 2.77m)

Bedroom One

13' 2" max x 13' max (4.01m max x 3.96m max)

Bedroom Two

13' x 10' 11" (3.96m x 3.33m)

Bathroom

Outside

Rear Garden

Driveway & 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



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Great Lane, Bierton Aylesbury

- EXTENDED INDIVIDUAL BUNGALOW
- POTENTIAL TO FURTHER EXTEND (STPP)
- LARGE REAR GARDEN (over 150ft in length)
- DRIVEWAY & GARAGE
- VILLAGE LOCATION
- NO UPPER CHAIN

Tenure: Freehold EPC Rating: E

Council Tax Band: D

guide price

£525,000



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Property Ref:
AYL115726 - 0007

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01296 488111



Aylesbury@brownandmerry.co.uk



5-7 Market Street, AYLESBURY,
Buckinghamshire, HP20 2PN



brownandmerry.co.uk