Kingshills
ESTATE AGENTS

01494 939868
hello@kingshills.co.uk
kingshills.co.uk







Little Charnwood, Cherry Drive, Forty Green, Beaconsfield, Bucks, HP9 1XP

Asking Price | £975,000

Property Features

- Highly sought-after setting on a private road
- Excellent location for countryside walks
- Versatile accommodation with up to four bedrooms
- 4 Reception Rooms
- Modern kitchen/breakfast room with fitted appliances plus separate utility room
- Three generous first-floor double bedrooms, including a principal bedroom with en-suite
- Stylish ground-floor shower room and modern family bathroom on the first floor
- Wraparound gardens with multiple patio areas, driveway parking with Large Garage
- 1.5 miles from Beaconsfield station and in catchment for sought-after schools







Full Description

Situated at the entrance of one of Forty Green's most sought-after private roads, Little Charnwood enjoys an exceptional setting surrounded by open countryside, while remaining within easy reach of highly regarded local schools and excellent transport links. This charming home offers versatile and well-balanced accommodation, ideal for modern family living.

The ground floor welcomes you with a double-aspect living room, featuring a window to the front and double doors opening to the side garden, along with a fireplace creating a warm focal point. A separate family room, perfect for teenagers also serves as the fourth bedroom if required.

To the rear of the property are two further reception spaces: a beautifully appointed dining room with views over the garden, and a thoughtfully positioned study, ideal for those working from home. The modern kitchen/breakfast room is fitted with contemporary appliances and complemented by a practical utility room. A stylish shower room completes the ground floor.

Upstairs, there are three generous double bedrooms. The principal bedroom benefits from a modern en-suite shower room, while bedroom two enjoys an abundance of natural light with dual-aspect windows overlooking the surrounding countryside. Bedroom three is also a comfortable double both served by a sleek family bathroom.

The property occupies one side of its plot, allowing the garden to wrap elegantly from the front through to the rear. Multiple patio areas offer ideal spaces for outdoor dining and entertaining. To the front, a private driveway for two vehicles leads to a larger-than-average garage, offering excellent storage or potential for conversion (subject to usual consents).

The location is truly special. Little Charnwood is approximately 1.1 miles from Beaconsfield train station, offering fast and frequent services into London Marylebone. The surrounding countryside provides an abundance of scenic walks, with footpaths winding through open fields and woodland. Two excellent pubs—The Royal Standard and The Lion—are within easy reach, perfect for relaxed meals or weekend gatherings. At the top of the road, residents can also enjoy the local Cricket Ground and Children's Play Park, ensuring a wonderful balance of green space and community amenities right on the doorstep. An ideal setting for families, dog-walkers and outdoor enthusiasts alike.

The property sits within the catchment area for highly regarded local schools, including the renowned Beaconsfield High School for Girls, as well as popular primary and grammar schools in the area, making it an ideal choice for families seeking exceptional education options.

Agents Note - there is an annual service charge of £110 for the upkeep of the road















Kingshills Estate Agents
C1C Comet Studios
Amersham
Buckinghamshire
HP7 0PX

01494 939868
hello@kingshills.co.uk
kingshills.co.uk

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are for general guidance purposes only and whilst every care has been taken to ensure accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements