



Connells

Rustics Close
Calvert Buckingham



Property Description

Nestled in a peaceful cul-de-sac within the sought-after village of Calvert, this beautifully presented home has been expertly extended to create a generous and versatile living space across three floors.

The ground floor offers a welcoming porch leading into a bright sitting room, complemented by a spacious office/family room—ideal for working from home or as a playroom. The heart of the home is the impressive kitchen/breakfast room, which flows seamlessly into a dining area, perfect for entertaining and family meals. A convenient downstairs WC completes this level.

Upstairs, the first floor features two well-proportioned bedrooms and a modern family bathroom, while the second floor is dedicated to a stunning primary bedroom suite with its own en-suite shower room, providing a private retreat.

Outside, the property boasts a private rear garden with a well-maintained lawn, offering a tranquil space for relaxation and outdoor activities. To the front, there is a driveway providing off-road parking.

This superb home combines space, style, and a prime location, making it an excellent choice for families or those seeking a peaceful village setting.

Mortgage Services

Connells Buckingham have an experienced Mortgage Consultant who can offer advice and recommend products based on your circumstances. For more information on our fantastic services, contact us.



Entrance Hall

Cloakroom

Sitting Room

12' 6" x 12' 1" (3.81m x 3.68m)

Kitchen/Breakfast Room

15' 6" x 13' (4.72m x 3.96m)

Dining Room

14' 1" x 8' 2" (4.29m x 2.49m)

Office/Family Room

16' 6" x 8' 5" (5.03m x 2.57m)

Master Bedroom (2nd Floor)

15' 7" x 10' 5" (4.75m x 3.17m)

En Suite

Walk In Wardrobe

6' 6" x 4' 3" (1.98m x 1.30m)

Bedroom 2 (1st Floor)

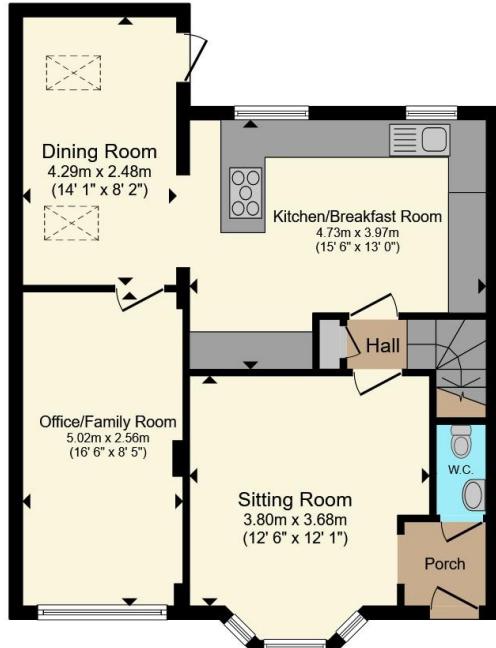
15' 7" x 10' 1" (4.75m x 3.07m)

Bedroom 3 (1st Floor)

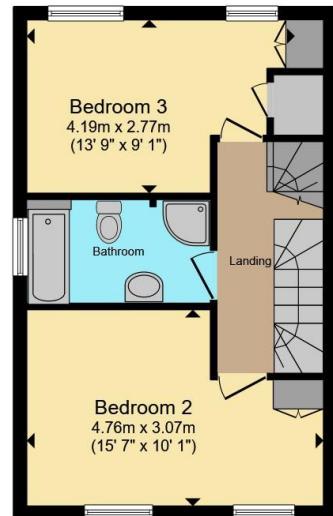
13' 9" x 9' 1" (4.19m x 2.77m)

Bathroom





Ground Floor



First Floor



Second Floor

Total floor area 124.7 m² (1,342 sq.ft.) approx

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.propertybox.io

Connells

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EPC Rating: C Council Tax
 Band: D

view this property online connells.co.uk/Property/BUK307726



Tenure: Freehold



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