



Lime Trees Church Path

Stokenchurch, High Wycombe

- An Impressive Character Cottage Over Looking Village Common
- Attractive Period Features With Modern Fitments Throughout
- Lounge/Dining Room With Feature Fireplace
- Three Bedrooms & Modern Shower Room To First Floor
- Enclosed Garden To Front
- Viewing Highly Recommended

Stokenchurch is a popular village nestled in the Chiltern Hills surrounded by open countryside. There are a number of local shops, café, library and local pub. There is also healthcare provision with both a Doctor and Dental surgery, and a chemist in the village. The schools within the area are all highly regarded. The area boasts beautiful countryside and is nearby to the riverside Town of Marlow and the larger Town of High Wycombe which offers more extensive facilities. Junction 5 of the M40 is located nearby and is ideal for the commuter both to London, Oxford and Birmingham, via either the motorway or the mainline railway service direct to Marylebone, Oxford and Birmingham located at High Wycombe approximately 9 miles away.

Council Tax band: E

Tenure: Freehold

EPC Energy Efficiency Rating: D



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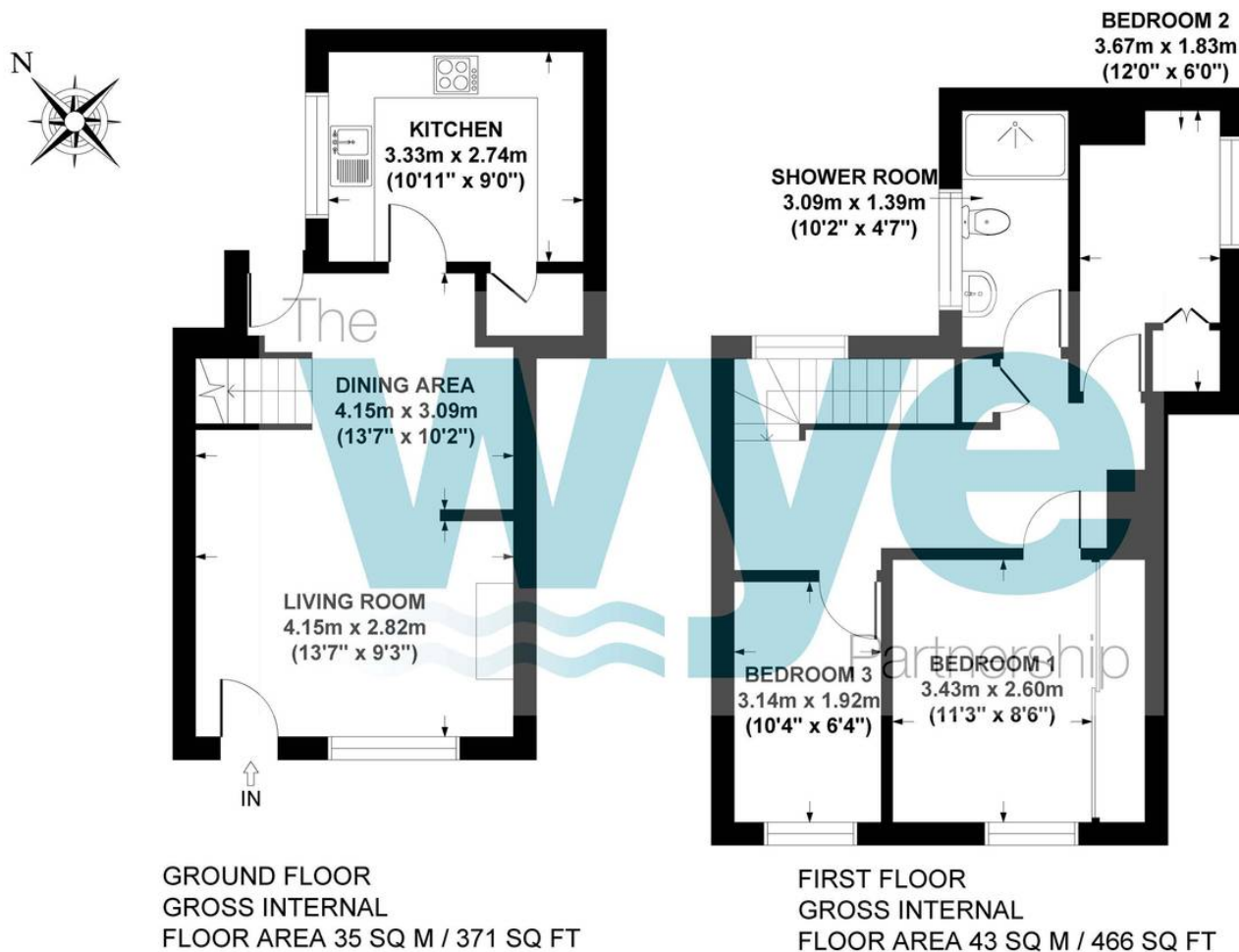
Stokenchurch, High Wycombe

A charming three bedroom cottage offering a blend of period features and modern style living.

Located within the village centre overlooking one of the village commons this cottage that is believed to have dated back to the 1750's is well located providing easy access to local amenities. In brief the accommodation comprises a spacious living/dining room with feature fireplace with wood burner, modern fitted kitchen with large pantry, bright & airy first floor landing, three bedrooms, modern fitted shower room/W.C., gas heating to radiators and double glazing. Outside there is a small courtyard to rear with the main enclosed garden being found to the front of the property, which is laid to shingle proving a low maintenance space overlooking the common. Viewing highly recommended to appreciate presentation and location.







LIME TREES, CHURCH PATH, STOKENCHURCH, BUCKINGHAMSHIRE, HP14 3TJ
APPROX. GROSS INTERNAL FLOOR AREA 78 SQ M / 837 SQ FT

FLOOR PLAN IDENTIFICATION PURPOSES ONLY -NOT TO SCALE

The Wye Partnership Stokenchurch

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