



Milton Fields, Chalfont St Giles, Buckinghamshire HP8 4ES

£859,000

SIMON COLMAN
exp



simoncolman.expuk.com



simoncolman@expuk.com



01494 871991



Council Tax Band: G

EPC: D

Tenure: Freehold

Property Type: Detached House

Bedrooms: 4

Bathrooms: 1

Receptions: 2

QUOTE REF: SC-1620 Simon Colman presents a family home requiring modernisation with two garages and considerable potential for extension STPP.



- LARGE DOUBLE ASPECT SITTING ROOM
- FOUR GOOD SIZED BEDROOMS
- ATTRACTIVE GARDENS
- POTENTIAL TO EXTEND
- REQUIRES MODERNISATION
- TWO GARAGES
- ON SITE PARKING FOR 4 TO 5 CARS
- SHORT WALK TO LOCAL SCHOOLS
- HALF MILE TO VILLAGE CENTRE & AMENITIES



THE PROPERTY

Deep covered entrance leading to Entrance Hall with 2 understairs cupboards. Cloakroom with WC & hand basin.

Sitting Room with a double aspect, stone fireplace surround, gas coal fire, door to garden. Dining Room with serving hatch.

Kitchen with floor and wall cupboards, space for fridge and freezer, plumbing for washing machine, gas cooker point, shelved larder cupboard, door to side and covered area.

On The First Floor

Landing with access to roof space, heated linen cupboard.

Bedroom 1

Bedroom 2 with built in wardrobe cupboards.

Bedroom 3 with built in wardrobe cupboard.

Bedroom 4

Shower Room re-fitted with wide a walk-in shower cubicle, pedestal basin, WC.

OUTSIDE

Integral Garage with up and over door, gas fired central heating boiler, light and power, side door.

Garage 2 up and over door, light and power. Rear door.

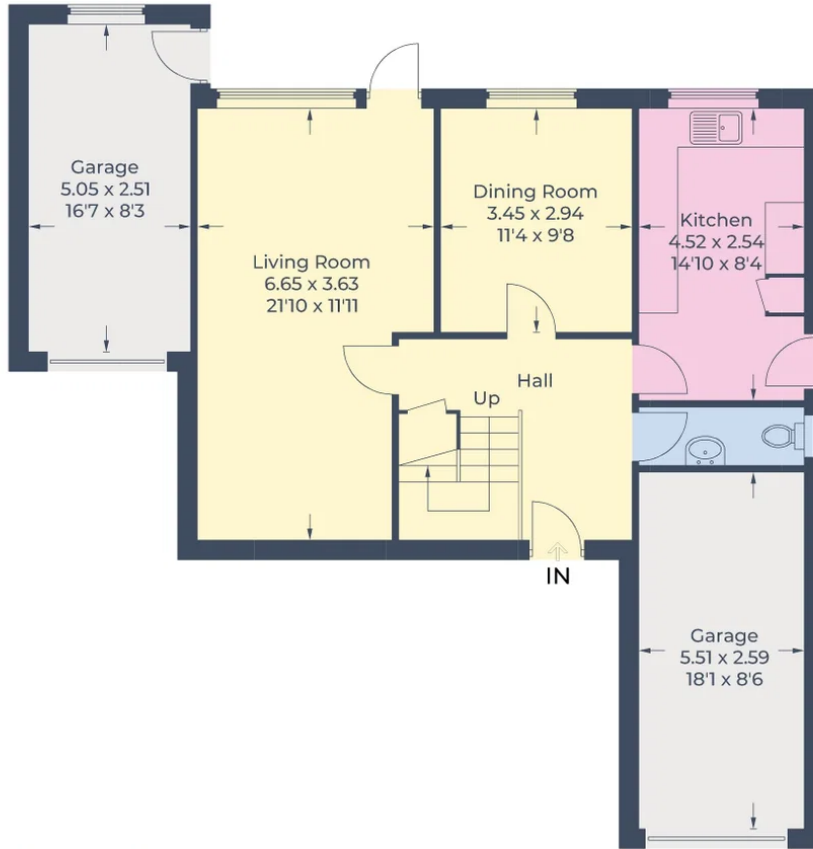
The attractive front garden has a tarmac driveway with parking for 4 to 5 cars. There is an area of lawn, a variety of shrubs and an attractive well planted area close to the house.

A gate and path lead along the side of the house to the rear garden which is approached by a full width terrace leading to a good sized area of lawn bordered by trees and shrubs. Garden Shed & Greenhouse.

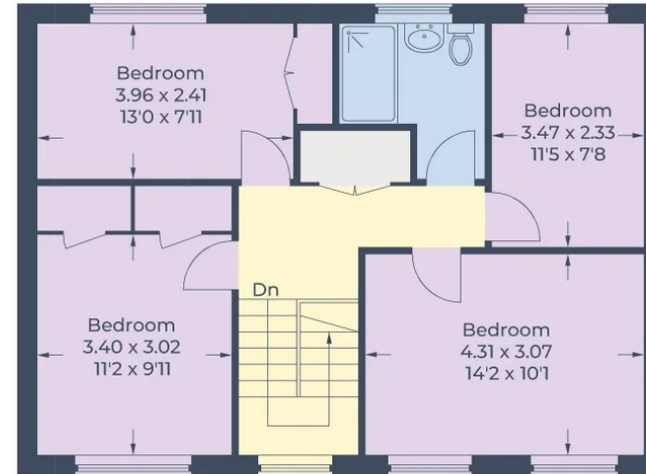
SCHOOLS: There are Nursery, Infant and Primary Schools in Chalfont St Giles. Dr Challoner's Grammar School for Boys in Amersham and Dr Challoner's High School for Girls in Little Chalfont.



Approximate Gross Internal Area
149.14 sq m / 1,605 sq ft (Including Garage)



Ground Floor



First Floor

Illustration for identification purposes only,
measurements are approximate, not to scale.
© CJ Property Marketing Produced for Simon Colman Co



01494 871 991

simon.colman@exp.uk.com

eXp World UK Limited is a registered company at C/O Corporation Service Company (Uk) Limited, 114 St. Martin's Lane, London, WC2N 4BE.

Registered company Number is 12016573. VAT registration number is 327 4120 29.

