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46 Lambe Road, Wendover, Aylesbury, HP22 5PU

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Guide Price £260,000

- BEAUTIFULLY PRESENTED TWO-BEDROOM COACH HOUSE
- SOUGHT-AFTER LOCATION CLOSE TO WENDOVER WOODS
- SPACIOUS AND INVITING LOUNGE
- WELL-APPOINTED FAMILY BATHROOM
- OFFERED TO THE MARKET WITH NO ONWARD CHAIN
- WELL-PROPORTIONED FIRST-FLOOR ACCOMMODATION
- FITTED KITCHEN WITH AMPLE STORAGE

Situated in a desirable position on Lambe Road, this beautifully presented two-bedroom coach house offers an excellent opportunity to acquire an attractive and well-maintained home, perfectly positioned to enjoy the wonderful surroundings of Wendover and the Chiltern Hills.

Offered to the market with no onward chain, the property provides bright and well-proportioned accommodation, ideally suited to first-time buyers, professionals, downsizers or those seeking a convenient home close to beautiful countryside.

Upon entering the property, a private ground-floor entrance provides access to a staircase rising to the first-floor accommodation.

The welcoming landing leads through to the spacious lounge, offering a comfortable and inviting setting for relaxation and entertaining. Enjoying plenty of natural light, this well-proportioned reception room provides ample space for comfortable seating and additional furniture.

Positioned alongside the lounge, the kitchen is thoughtfully arranged with a range of fitted units and work surfaces, offering practical storage and preparation space.

The property benefits from two well-proportioned bedrooms, with the principal bedroom offering generous space for bedroom furniture. The second bedroom provides excellent versatility, making it ideal for guests, a child's bedroom or a dedicated home office.

Completing the accommodation is a well-appointed family bathroom, fitted with a bath, wash hand basin and WC.

Externally, the property benefits from driveway parking, providing convenient off-road parking.

One of the property's most appealing features is its enviable position close to Wendover Woods, offering excellent access to scenic woodland walks, cycling routes and the surrounding Chiltern countryside.

Combining well-presented accommodation, a desirable location and the benefit of no onward chain, this delightful coach house represents an excellent opportunity for purchasers seeking a home ready to move into.

Nestled at the foot of the Chiltern Hills, Wendover is a highly regarded Buckinghamshire market town, renowned for its picturesque surroundings, charming High Street and excellent access to beautiful countryside.

The town offers an excellent selection of independent shops, cafés, traditional public houses and restaurants, together with supermarkets, leisure facilities and well-regarded schooling.

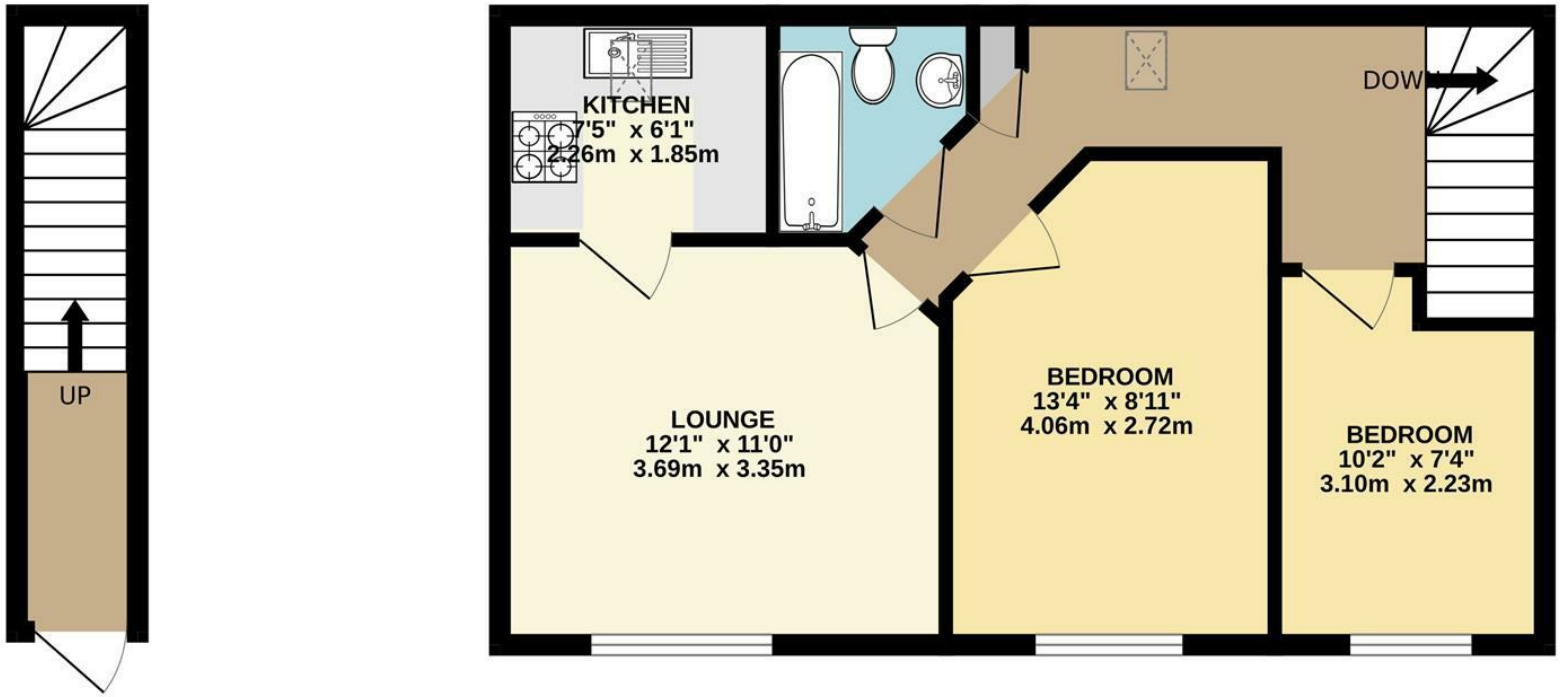
A particular highlight of the location is its proximity to the magnificent Wendover Woods, offering an extensive network of scenic walking and cycling routes, family-friendly attractions, Go Ape and a woodland café. The surrounding Chiltern Hills provide further opportunities to enjoy the outdoors throughout the seasons.

For commuters, Wendover railway station provides regular services towards London Marylebone, while convenient road connections offer access to Aylesbury, Tring, Amersham and surrounding towns.

Combining attractive market town living with excellent amenities, transport links and beautiful countryside, Wendover continues to be a highly desirable place to call home.

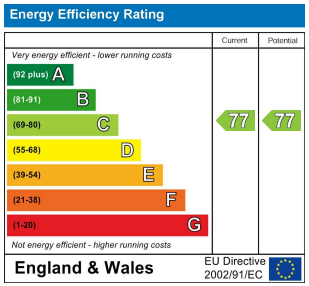
GROUND FLOOR
55 sq.ft. (5.1 sq.m.) approx.

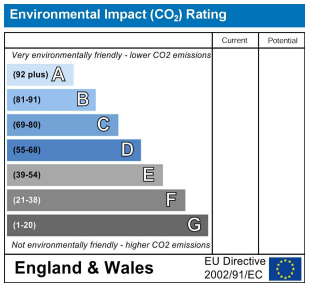
FIRST FLOOR
484 sq.ft. (44.9 sq.m.) approx.



TOTAL FLOOR AREA : 539 sq.ft. (50.0 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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