



Connells

Aston Clinton Road
Weston Turville Aylesbury

Aston Clinton Road Weston Turville Aylesbury HP22 5AD

for sale
£500,000



Property Description

A beautifully extended three-bedroom semi-detached home set in the highly sought-after village of Weston Turville, this property offers generous living space, excellent parking and a larger-than-average rear garden with open views.

The ground floor begins with a welcoming front porch leading into a bright hallway. To the front sits a charming dining room, filled with natural light courtesy of its impressive bay window. A convenient downstairs WC is positioned off the hallway, which continues through to the main reception room. This central living space flows seamlessly into the extended third reception room, a versatile area enjoying direct access to the garden via patio doors. Completing the ground floor is a well-appointed galley kitchen, featuring integrated appliances, space for a dishwasher and an additional rear access point to the garden.

Upstairs, the property offers three well-proportioned bedrooms, with the master benefitting from bespoke built-in wardrobes. All bedrooms are served by a family-sized bathroom fitted with a bath and overhead shower mixer.

Externally, the standout feature is the impressive rear garden, larger than average, boasting a patio area, well-kept lawn, timber-built summer house and stunning open field views that enhance the sense of space and

privacy. To the front, a large block-paved driveway provides ample parking for multiple vehicles, further complemented by the addition of a garage.

Entrance Porch

Door to front

Entrance Hall

Door to front

Carpet underfoot

Radiator

Cloakroom

Window to side

Tiling underfoot

WC

Wash hand basin

Lounge

13' 5" x 12' 5" (4.09m x 3.78m)

Bay window to front

Feature fireplace

Carpet underfoot

Radiator

Dining Room

12' 5" x 10' 5" (3.78m x 3.17m)

Laminate underfoot

Radiator

Reception Room 3

13' 5" x 9' 1" (4.09m x 2.77m)
Patio doors to rear
Window to side
Laminate underfoot
Radiator

Kitchen

19' 6" x 7' 5" (5.94m x 2.26m)
Window to side
Wood effect flooring underfoot
Breakfast bar
Wall and base units
Part tiling
Integrated appliances
Space for dishwasher
Window to rear
Door to rear
Electric hob and oven

Landing

Carpet underfoot
Loft access

Bedroom One

12' x 10' 6" (3.66m x 3.20m)
Bay window to front
Carpet underfoot
Radiator
Bespoke fitted wardrobes

Bedroom Two

12' 4" x 10' 4" (3.76m x 3.15m)
Window to rear

Carpet underfoot
Radiator

Bedroom Three

7' 4" x 7' 9" (2.24m x 2.36m)
Window to front
Carpet underfoot
Radiator

Bathroom

Window to side
Fully tiled
WC
Wash hand basin
Airing cupboard
Vinyl underfoot
Radiator
Bath/mixer with shower

Parking

Large block paved driveway for multiple cars

Rear Garden

Patio
Large laid lawn area
Timber built summer house
Enclosed fencing
Backs onto fields

Garage

14' 10" x 7' 3" (4.52m x 2.21m)
Up and over door
Window to rear
Power and lighting









Total floor area 112.9 m² (1,215 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



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2 Temple Street
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EPC Rating: E Council Tax
 Band: D

Tenure: Freehold

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