

# 3 Bedroom End Of Terrace

AYLESBURY

17 Sussex Close, Aylesbury, HP19 9GZ



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# AYLESBURY

Tucked away in a peaceful residential cul-de-sac, Sussex Close offers a calm and friendly setting while keeping everyday conveniences close at hand. It's a well-established part of Aylesbury known for its welcoming community feel, tidy streets, and easy access to green spaces—ideal for buyers seeking a quiet location without sacrificing practicality

## THIS HOME FEATURES

REAR KITCHEN / DINER  
DRIVEWAY PARKING  
BI-FOLD DOORS TO GARDEN  
LANDSCAPED REAR GARDEN  
CLOSE TO SCHOOLS  
MODERN FAMILY BATHROOM  
NATURAL LIGHT THROUGHOUT  
EXCELLENT PROXIMITY TO LOCAL AMENITIES

Residents benefit from Parks and walking paths are within easy reach, making it a great spot for families, dog-walkers, and anyone who enjoys time outdoors.

Sussex Close strikes a lovely balance: peaceful, convenient, and perfectly placed for modern living.



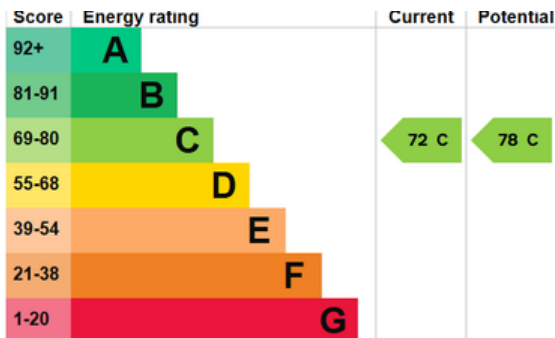


*We Sold It are delighted to present Set within a quiet cul-de-sac, this beautifully presented home is an ideal choice for first-time buyers or young families looking for modern living in a convenient Aylesbury location. The property offers a welcoming layout with a bright lounge and a stylish kitchen/diner featuring bi-folding doors that open directly onto the landscaped rear garden - perfect for entertaining, play space, or simply enjoying the outdoors.*

*Upstairs, the bedrooms are well-proportioned and offer comfortable family living, while the contemporary bathroom adds to the home's move-in-ready appeal. Outside, the private driveway provides easy parking, and the garden has been thoughtfully landscaped to create a low-maintenance yet attractive space for relaxing or hosting.*

*With local amenities, schools, parks and transport links all within easy reach, this home combines practicality, comfort and lifestyle — a fantastic opportunity for those taking their first step onto the property ladder or growing into their next chapter*





## VIEWINGS

Strictly by appointment with  
WeSoldIt.co.uk

*MONEY LAUNDERING REGULATIONS 2017* intending purchasers will be asked to produce identification and proof of financial status when an offer is received. We would ask for your prompt co-operation in doing so to limit any delay in agreeing a sale.

*THE CONSUMER PROTECTION REGULATIONS 2008* We the Agent have not tested any apparatus, equipment, fixtures and fittings or services and cannot verify that they are in working order or fit for the purpose. We advise any buyer to obtain verification from their Solicitor or Surveyor.

The Tenure of a Property as referenced is based on information supplied by the Seller. We the Agent have not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. We would advise you check the availability of this property before travelling any distance to view. We have taken every precaution to ensure that these details are accurate and not misleading. If there is any point which is of particular importance to you, please contact us and we will provide any information you require, or professional verification should be sought. We would recommend you do this, particularly if you intend to travel some distance to view the property. The mention of any appliances and services within these details does not imply that they are in full and efficient working order. These particulars are in draft form awaiting Vendors confirmation of their accuracy. These details must therefore be taken as a guide only and complete accuracy cannot be guaranteed. All dimensions are approximate. Floor Plan: For illustrative purposes only, not to scale.

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