



New Road
Little Kingshill | Buckinghamshire

£1,050,000
Freehold



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Requiring modernisation, this 5-bedroom detached property is situated on a large corner plot in a highly desirable private road offers ample accommodation for a family and within easy access of a range of state and independent schools rated excellent by Ofsted. Perfect for those looking for a property in a countryside location whilst retaining excellent links into London via Great Missenden Railway Station and the M40/M25 by car.

- Double glazing and gas central heating
- Large corner plot and west-facing rear garden
- Garage and gravel driveway providing off-street parking for many cars
- Original wood block flooring under fitted carpets
- Room to extend subject to the necessary planning permission



Ground Floor

Entrance porch – exposed brick wall, quarry tiled floor, floor to ceiling glass brick wall, door to reception entrance hall.

Reception entrance hall – fitted carpet, two radiators, stairs rising to the first floor, coats cupboard, understairs storage cupboard, airing cupboard housing a lagged copper cylinder hot water tank, double doors into triple aspect sitting room.

Bathroom – modern matching white comprising panel bath, separate shower over, shower screen, pedestal hand wash basin, low-flush W.C., radiator, vinyl tiled floor, extractor fan (untested), Dimplex electric warm air wall-mounted heater, spotlights.

Separate W.C. – modern matching white suite comprising low-flush W.C., wash hand basin, radiator, fitted carpet.

Triple aspect sitting room – fitted carpet, two radiators, sliding double-glazed patio doors to the west-facing rear garden, open fireplace with curved brick mantelpiece surround and a quarry tiled hearth, wall lights and circular window.

Dual aspect kitchen – fitted with a range of matching base units and display cabinets, worktop with inset one and a half bowl white

sink unit with single drainer and mixer tap, radiator, ceramic tiled floor, gas-fired Aga with top and bottom oven, integrated dishwasher, space for fridge, integrated freezer, peninsula with breakfast bar end, spotlights.

Utility room – fitted with a range of matching base units and wall cabinets, worktop with inset stainless steel sink unit with single drainer and mixer tap, plumbing for washing machine, venting for tumble dryer, stable door to side pedestrian access, wall-mounted Worcester Bosch gas central heating boiler.

Dining room – fitted carpet, radiator,

Principal bedroom – dual aspect, fitted carpet, casement door to side garden and sun terrace, underneath the fitted carpet is the original wood block flooring, built-in wardrobe cupboards, walk-in storage cupboard.

Bedroom 2 – dual aspect, fitted carpet, radiator, casement door to the west-facing garden and sun terrace.

First Floor

Landing – fitted carpet, radiator.

Dual aspect bedroom 3 – radiator, under eave storage cupboards, large wardrobe cupboard.

Bedroom 4 – fitted carpet, radiator, large storage cupboard, under eave storage cupboard, access into loft space.

Family bathroom/W.C. – modern matching white suite comprising panel bath with mixer tap and shower attachment, low-flush W.C., pedestal wash hand basin, radiator, fitted carpet, Velux window.

Bedroom 5 – fitted carpet, radiator, under eave storage.

Outside

Gravel driveway – providing off-street parking for many cars.

Detached brick garage – with original timber roller door, power and light

Rear garden – mainly laid to lawn with well stocked flower and shrub borders, timber shed.





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