



Connells

Verney Walk
Aylesbury



Property Description

Situated on the sought-after south side of Aylesbury, this spacious four-bedroom semi-detached family home offers versatile living accommodation

The property welcomes you via an entrance porch leading into a bright and spacious hallway. At the heart of the home is an impressive 19ft living room, flooded with natural light and featuring French doors that open directly onto the rear garden. Adjacent to the lounge is a separate dining room, providing the ideal space for family meals and entertaining. A convenient ground floor WC serves the living accommodation, while the kitchen is fitted with a range of wall and base units, an integrated oven, space for additional white goods, and direct access to the garden through French doors.

To the first floor are four generous double bedrooms. The principal bedroom benefits from its own en-suite bathroom, complete with a bath and overhead shower, while the remaining bedrooms are served by a contemporary family bathroom fitted with a bath and shower.

Externally, the property enjoys a substantial rear garden comprising a patio seating area and an extensive lawn. Further benefits include a large garage with power, lighting, side access door, and electric up-and-over door, as well as a substantial driveway providing ample off-road parking. The home is further enhanced by the addition of solar panels, helping to improve energy efficiency

and reduce running costs.

Agents Note

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead

Entrance Porch

Tile flooring
Window to side

Entrance Hall

Wooden flooring
Radiator
Window to side

Cloakroom

Tiled flooring
Window to rear
WC
Wash hand basin

Lounge

Wooden flooring
Radiator
Window to front
Patio door to rear

Dining Room

Wooden flooring
Radiator

Kitchen

Tiled flooring
Patio door to garden
Window to rear
Wall and base units
Space for white goods
Oven and extractor fan

Landing

Wooden flooring
Loft hatch

Bedroom One

Wooden flooring
Window to side and rear
Radiator

Ensuite

Tiled flooring
Bath with shower overhead
WC

Wash hand basin
Window to side

Bedroom Two

Wooden flooring
Radiator
Window to rear
Tank cupboard

Bedroom Three

Carpet underfoot
Radiator
Window to front

Bedroom Four

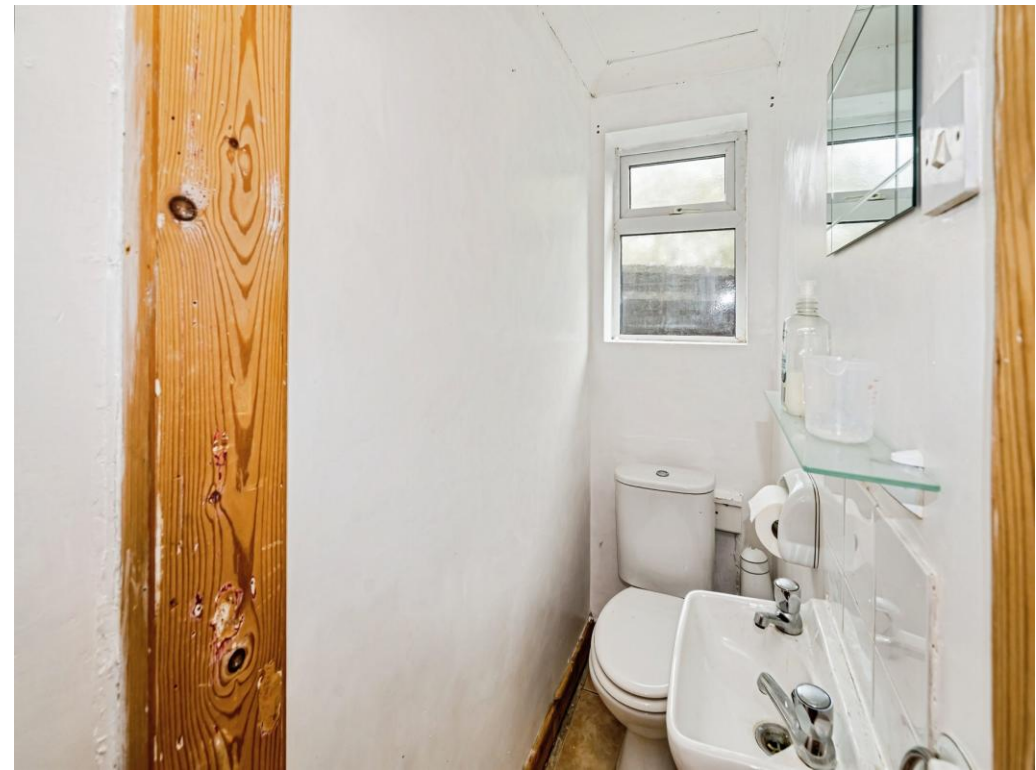
Two windows to front
Wooden flooring
Radiator

Bathroom

Tiled flooring
Bath
Shower
WC
Wash hand basin
Radiator

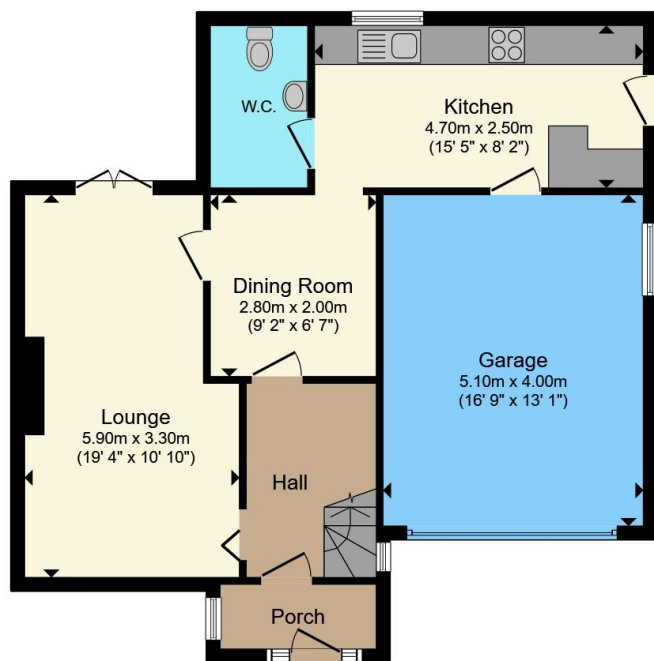
Rear Garden

Patio
Laid lawn
Outside tap









Ground Floor



First Floor

Total floor area 133.2 m² (1,433 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

Connells

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2 Temple Street
 AYLESBURY HP20 2RH

EPC Rating: B Council Tax
 Band: C

Tenure: Freehold

view this property online connells.co.uk/Property/ALS313286



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