



Green Park Prestwood Buckinghamshire HP16 0PZ

A most attractive, three bedroom, two bathroom, detached house convenient for both Prestwood and Great Missenden and close to open Chiltern countryside.

Entrance hall | Sitting room with study area | Dining room | Kitchen/ breakfast room | Utility room | Master bedroom with large ensuite bathroom | Two further double bedrooms | Family bathroom | Integral garage | Driveway parking

Green Park is a peaceful, no-through road, situated between the villages of Great Missenden and Prestwood, convenient for the excellent amenities that both offer, including the Main line station from Great Missenden into London and within catchment of excellent schooling at both junior and secondary levels.

The property has been very recently updated by the present owners to provide a comfortable family home situated in a quiet residential road within a few hundred yards of open Chiltern countryside. The house has a superb new en-suite bathroom installed with eggshell style bath and separate walk-in shower cubicle with marble tiling, located off the large master bedroom. There are two further double bedrooms and a family bathroom on the first floor. The accommodation has recently been re-wired and re-decorated to a high standard and provides a great deal of flexibility.

The southerly facing rear garden is private and offers a patio area, brick built garden shed, all enclosed by mature shrubs and fencing. There is driveway parking to the front, along with a pretty garden, access to the rear garden and garage.

DIRECTIONS

From our office in Prestwood, follow the High Street towards Great Missenden. Turn right into Green Lane and second right into Green Park. The house will be found on the left hand side towards the far end.

Price... £875,000 ... Freehold



AMENITIES

Prestwood village centre has an excellent range of day to day facilities available including a variety of local shops, ie Butchers, Newsagents, Post Office, Chemist, Florist and Supermarkets, together with Doctors' and Dentists' surgeries. There are local schools for children up to the age of 11 years. For secondary education, Prestwood lies in the catchment area for the Amersham/Chesham Grammar Schools and The Royal Grammar School for Boys in High Wycombe. The Misbourne School in Great Missenden also offers schooling for 11-18 year olds. Private schools close by include The Gateway in Great Missenden and Pipers Corner for girls in Great Kingshill. Nearby Great Missenden also offers a main line rail link into Central London which is ideal for the commuter. For more extensive requirements both High Wycombe and Amersham are approximately 4/5 miles from Prestwood.

SCHOOL CATCHMENTS (2020/21)

Prestwood Infant & Junior Schools
Boys' Grammar; Dr Challoner's, The Royal Grammar School, Aylesbury Grammar
Girls' Grammar; Dr Challoner's High School, Aylesbury High
Mixed Grammar; Chesham, Sir Henry Floyd Upper School/All ability; The Misbourne School

(We recommend you check accuracy and availability at the individual schools)

ADDITIONAL INFORMATION

Council Tax Band G | EPC Rating C

TO VIEW THIS PROPERTY PLEASE CONTACT:

Wye Country, 120 High Street, Prestwood
Tel: 01494 868000

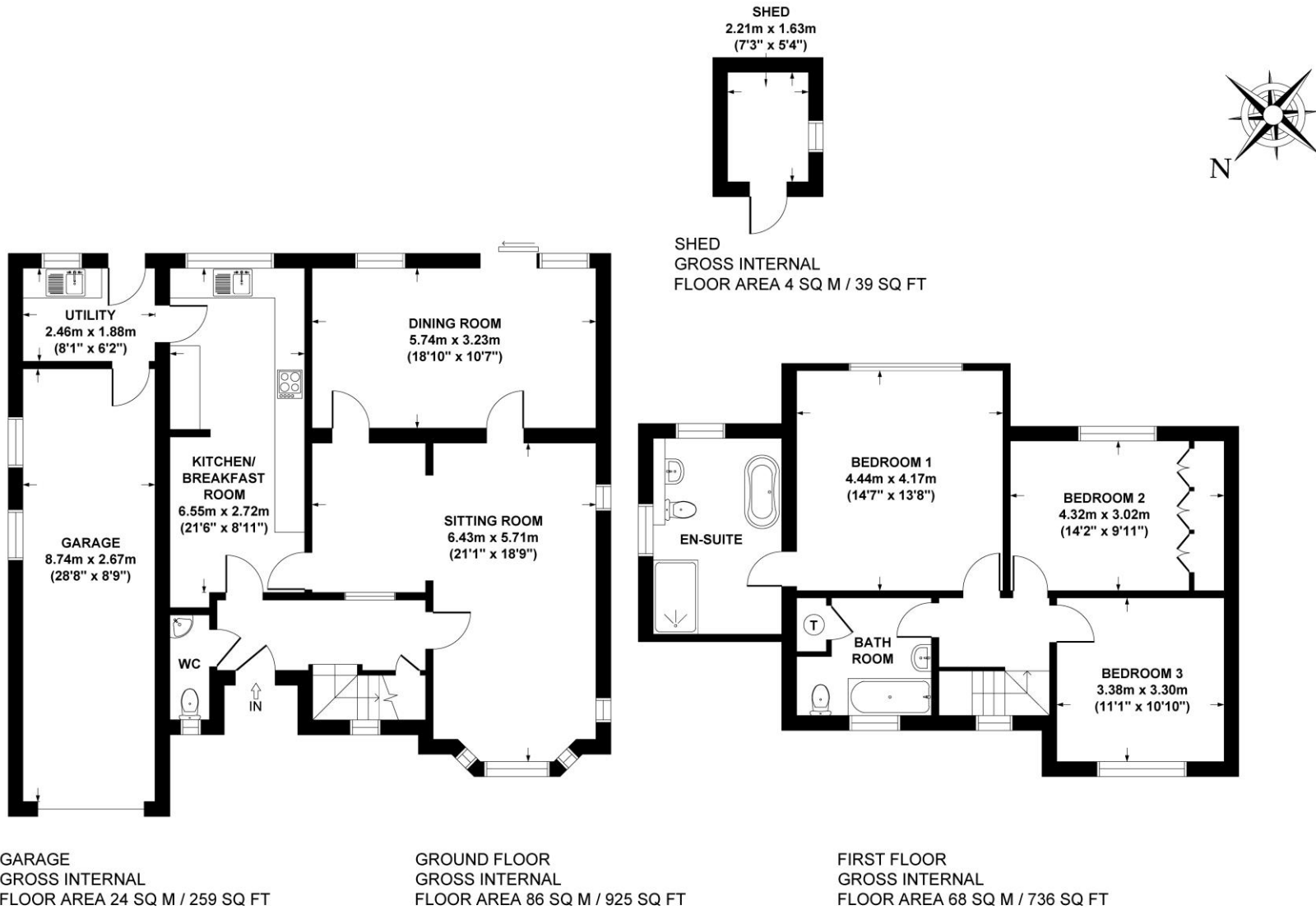
Email: prestwood@wyecountry.co.uk

MORTGAGE

Contact your local Wye Country office who can introduce you to their Independent Financial Adviser.

Whilst we endeavour to make our sales details accurate and reliable they should not be relied upon as statements of representation of fact and do not constitute any part of an offer or contract.





GARAGE
GROSS INTERNAL
FLOOR AREA 24 SQ M / 259 SQ FT

GROUND FLOOR
GROSS INTERNAL
FLOOR AREA 86 SQ M / 925 SQ FT

FIRST FLOOR
GROSS INTERNAL
FLOOR AREA 68 SQ M / 736 SQ FT

**APPROX. GROSS INTERNAL FLOOR AREA 182 SQ M / 1959 SQ FT
(INCLUDING GARAGE)**

FLOOR PLAN IDENTIFICATION PURPOSES ONLY -NOT TO SCALE