



8 Abbey Walk, Great Missenden, Buckinghamshire, HP16 0AY

A two bedroom, mid-terraced house in the heart of Great Missenden village with a compact, south westerly garden located in a development of 23 similar two and three bedroom properties. The property is clean and tidy but would benefit from some general updating and offers scope to remodel to create a more contemporary layout. NO ONWARD CHAIN

Entrance hall | Cloakroom | Through sitting/dining room | Kitchen | Two bedrooms | Family bathroom | Garage + unallocated parking

Number 8 Abbey Walk is located in a tucked away cul-de-sac of similar houses off Church Street and is therefore very conveniently located for all the village amenities. The properties are arranged around three sides of a square and surrounded by communal, well maintained, gardens. The centre of the the development contains the parking and several garage blocks.

On entering the house the cloakroom is directly opposite and fitted with a coloured suite. To the left is the double aspect sitting room with feature brick fireplace housing a gas fire and French doors to the garden. There is scope to divide the room into a front sitting room and rear kitchen/diner accessing the courtyard garden. The kitchen is rear aspect and fitted with a range of hessian effect units incorporating an electric oven, gas hob, free-standing washing machine and free standing fridge-freezer. At the far end of the kitchen is the understairs cupboard/larder.

Upstairs, the substantial master bedroom is front aspect with a comprehensive range of built-in wardrobes. The second bedroom overlooks the rear courtyard. The family bathroom is well-proportioned and fitted with a coloured suite.

Outside, the courtyard garden is bounded by brick walls, with a gate to the rear for access, and paved for easy maintenance. To the front is a storage cupboard for bins etc with the property overlooking a pedestrian walkway and, beyond the well stocked brick planters, the parking area. There is a garage in a separate block without an electricity supply although power is possible once connected to the communal supply. Abbey Walk is not age restricted.

Price... £425,000 *Freehold*



LOCATION

Great Missenden is an historic village with properties dating back over the last few centuries forming the lovely old high street, with bustling cafes, restaurants, pubs and boutiques. Nestling in the Chiltern countryside, this friendly village has many good shopping facilities, three schools for children of all ages, sporting and social amenities and a main line rail link into London Marylebone. The area is one of great beauty and there are splendid walks through the Chiltern Hills, now largely designated an Area of Outstanding Natural Beauty.

DIRECTIONS

From our offices in Great Missenden follow the High Street through the traffic calming measures and turn left into Church Street. Abbey Walk is the first turning on the left and the property can be found in the block straight ahead.

School catchments 2023/24

Infant & Juniors: Great Missenden CE Combined Boys' Grammar: Chesham & Dr Challoner's Girls' Grammar: Chesham & Dr Challoner's High School Upper/All ability: The Misbourne School (We recommend you check with the individual schools for accuracy and availability).

Additional Information

Council Tax Band F
EPC Band C

MORTGAGE

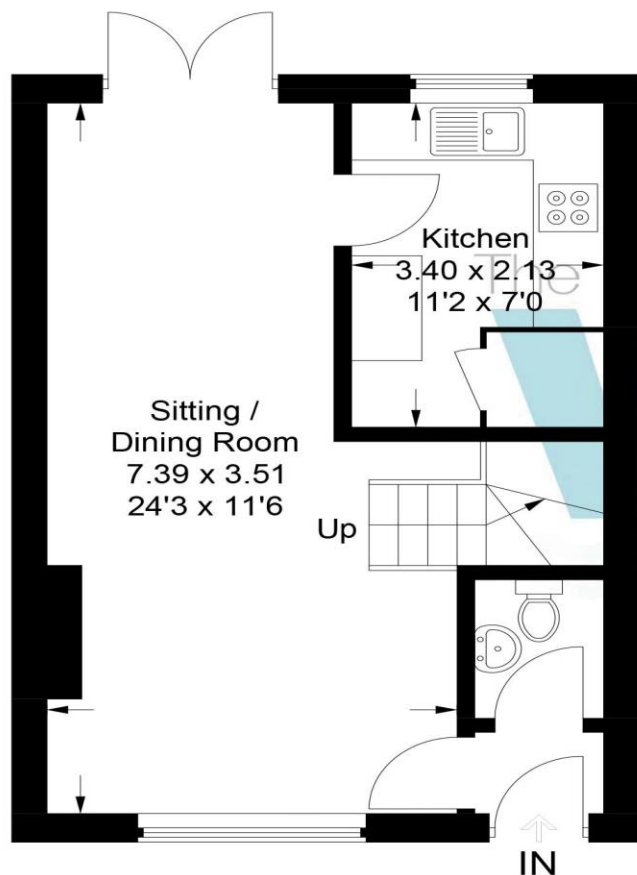
Contact your local Wye Residential office who can introduce you to their Independent Financial Adviser

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.

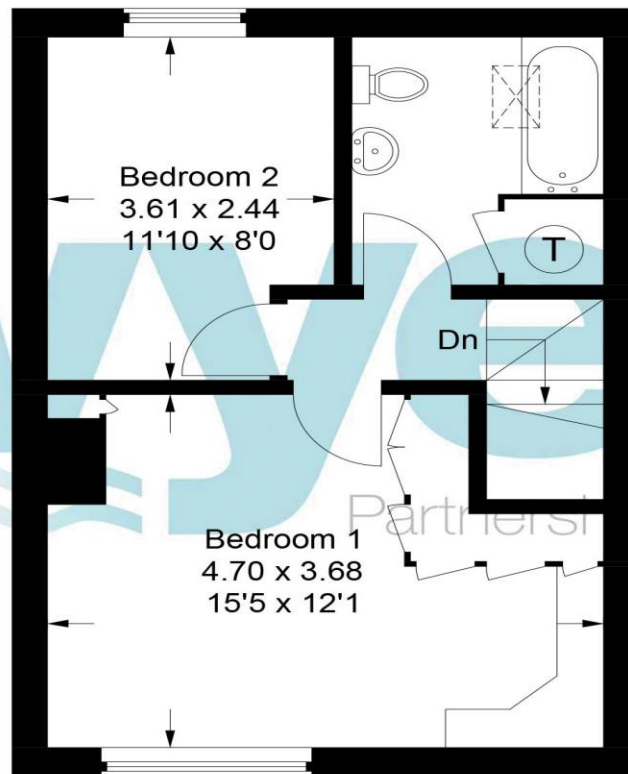


8 Abbey Walk

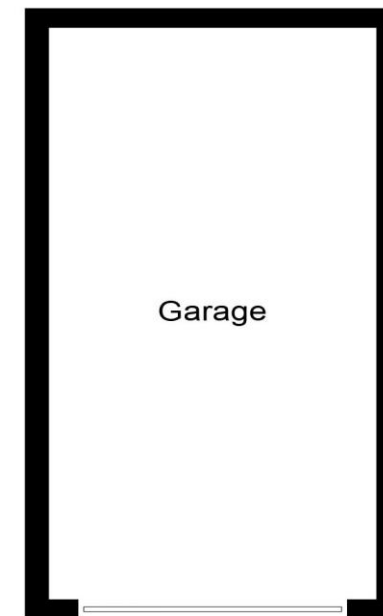
Approximate Gross Internal Area
Ground Floor = 35.7 sq m / 384 sq ft
First Floor = 35.4 sq m / 381 sq ft
Total = 71.1 sq m / 765 sq ft
(Excluding Garage)



Ground Floor



First Floor



(Not Shown In Actual Location / Orientation)

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.

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