

20 Tetherdown, Prestwood, Buckinghamshire, HP16 0RY

A well-presented and neutrally decorated, three-bedroom, end of terrace home located on a quiet pedestrian walkway convenient for the village amenities and excellent local schooling.

Entrance hall | Sitting room | Dining room | Kitchen | 3 Bedrooms | Bathroom | Enclosed Garden | Garage | Parking

On entering the property the well-proportioned sitting room is front aspect and has been re-carpeted and re-decorated in calm, grey tones.

A door leads through to the kitchen-dining room that runs across the back of the house with a central door linking the house and garden. The kitchen is fitted with a range of pale-grey, painted, Shaker style units with space for a slot in cooker and space and plumbing for a dishwasher and washing machine.

There is ample space for a dining table and access to the under-stairs cupboard.

On the first floor there are three re-decorated and re-carpeted bedrooms, two with built-in wardrobes, and a well-presented, family bathroom.

Outside, the house has a garage situated in a block to the rear with parking in front. The rear garden is well enclosed and is mainly laid to lawn and with a patio seating area, a gate leads to the garage. The front of the property can be accessed either along the pedestrian walkway or through a passage adjacent to the house that leads to the garage and parking behind.

Price... £415,000

Freehold



LOCATION

Prestwood village centre has an excellent range of day to day facilities available including a variety of local shops, ie Butchers, Bakers, 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 see further information below. 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.

DIRECTIONS

From our offices in Prestwood, take the Wycombe Road. After about half a mile take the 5th turning left into Lodge Lane and Tetherdown is a walkway on the left hand side. No 20 can be identified by our For Sale board.

Additional information

Council tax band D
EPC band E

School catchment

Prestwood Infant & Junior Schools
Boys' Grammar; Dr Challoner's, Aylesbury Grammar and The Royal Grammar School
Girls' Grammar; Dr Challoner's High and Aylesbury High
Upper School/All ability; The Misbourne School
Mixed Grammar; Chesham Grammar and Sir Henry Floyd
(We recommend you check accuracy and availability at the individual schools)

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.

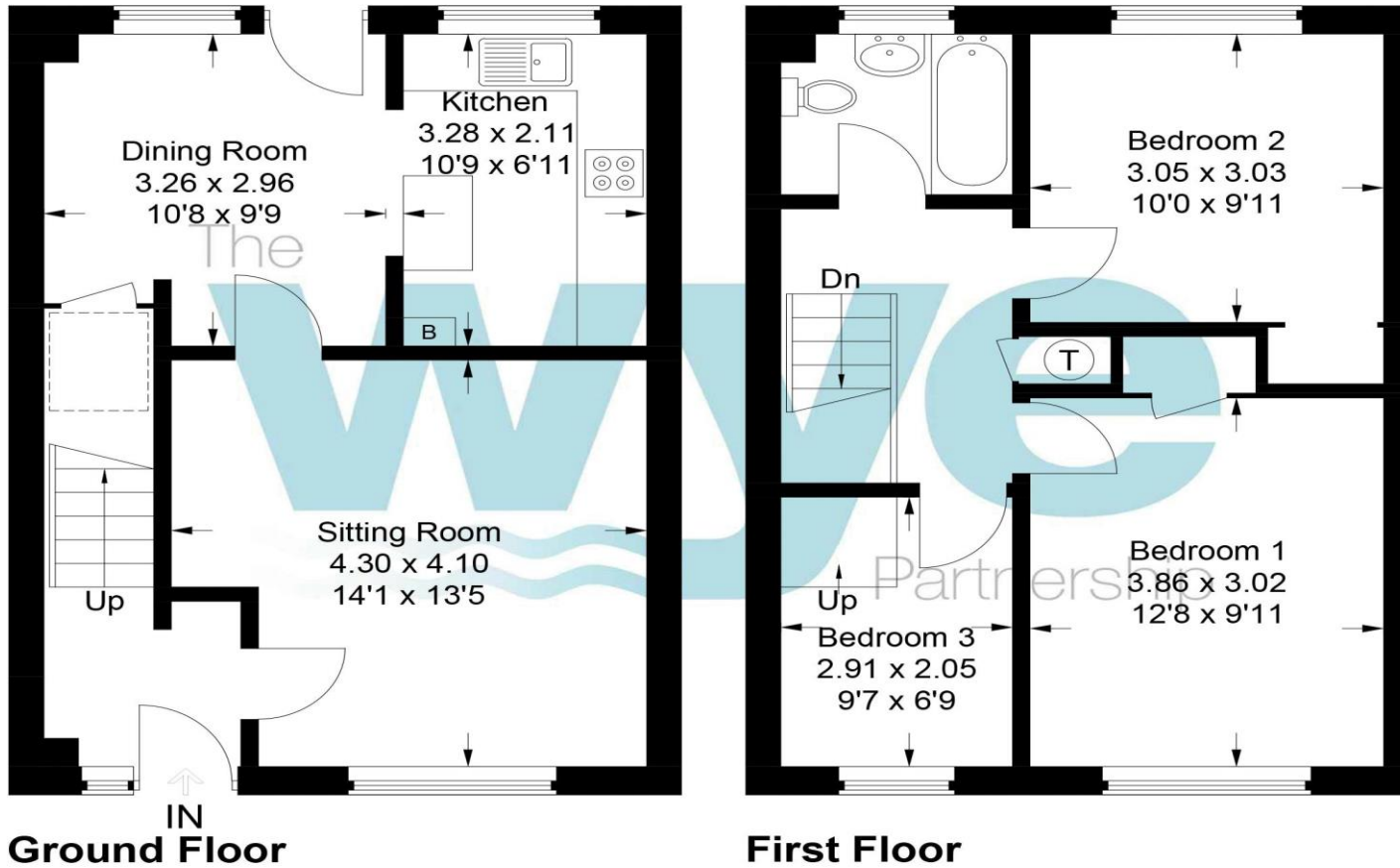


20 Tetherdown

Approximate Gross Internal Area
Ground Floor = 40.6 sq m / 437 sq ft
First Floor = 40.3 sq m / 434 sq ft
Total = 80.9 sq m / 871 sq ft



 = Reduced headroom below 1.5m / 5'0



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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The **wye** Partnership