



6 Beech Close, Stokenchurch, Buckinghamshire, HP14 3QY - £350,000

A two bedroom detached bungalow offered with no onward chain.

Entrance Porch | Entrance Hall | Lounge/Dining Room | Garden Room | Modern Fitted Kitchen | Two Double Bedrooms | Refitted Shower Room | Off Street Parking To Front | Shared Drive To Garage | Rear Garden | Gas Heating To Radiators | Double Glazing | Offered With No Onward Chain |

Benefitting from being recently redecorated is this popular style detached bungalow that can be found in a cul de sac on the outskirts of the village. Offered with no onward chain the accommodation comprises entrance porch, entrance hall, lounge/dining room, garden room, fitted kitchen, two double bedrooms, refitted shower room, gas heating to radiators and double glazing. Outside the rear garden has side access from the shared driveway that also leads to the garage. Off street parking can also be found to the front.

Price... £350,000

Freehold

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92+)	A		
(81-91)	B		86
(69-80)	C		
(55-68)	D	68	
(39-54)	E		
(21-38)	F		
(1-20)	G		
<i>Not energy efficient - higher running costs</i>			
England & Wales		EU Directive 2002/91/EC	
<small>WWW.EPC4U.COM</small>			



LOCATION

Stokenchurch is a popular village nestled in the Chiltern Hills surrounded by open countryside. There are a number of local shops, café and a library and some local pubs. There is also healthcare provision with both a Doctor and Dental surgery, and a chemist in the village. The schools within the area are all highly regarded. The area boasts beautiful countryside and is nearby to the riverside Town of Marlow and the larger Town of High Wycombe which offers more extensive facilities. Junction 5 of the M40 is located nearby and is ideal for the commuter both to London, Oxford and Birmingham, via either the motorway or the mainline railway service direct to Marylebone, Oxford and Birmingham located at High Wycombe approximately 9 miles away.

DIRECTIONS

From the village centre proceed in an easterly direction on the Wycombe Road A40. At the fork in the road bear right into Marlow Road and take the fourth right into Beech Close. Turn left where the property can be found on the right hand side.

ADDITIONAL INFORMATION

EPC Rating

D

Council Tax

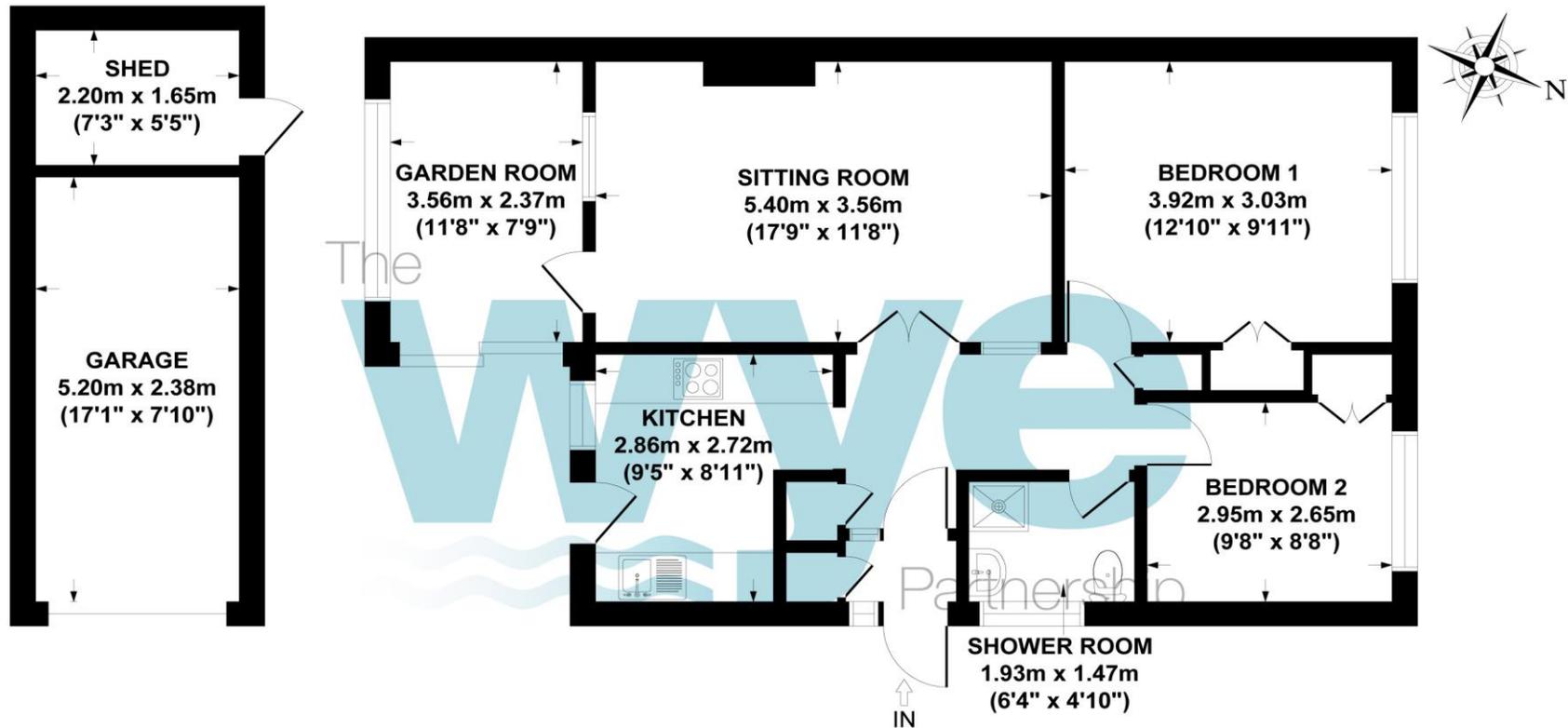
Band D

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.





GARAGE
GROSS INTERNAL
FLOOR AREA 17 SQ M / 183 SQ FT

GROSS INTERNAL
FLOOR AREA 70 SQ M / 753 SQ FT

BEECH CLOSE, STOKENCHURCH, HP14 3QY
APPROX. GROSS INTERNAL FLOOR AREA 87 SQ M / 936 SQ FT

FLOOR PLAN IDENTIFICATION PURPOSES ONLY -NOT TO SCALE