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Church Lane

Chalfont St Peter, Buckinghamshire, SL9 9RN



£489,950 Freehold

A two bedroom, two bathroom end of terrace town house offering a perfect blend of comfort and style situated in the heart of the village. This inviting home features a cloakroom, spacious reception room filled with natural light with doors leading out onto the south westerly facing patio garden. The two double bedrooms provide ample space, and have a bathroom and shower room en suite. Further features include gas central heating, double glazing, an allocated parking space and a single garage in a block. With local amenities, schools, and excellent transport links on the doorstep, this property combines convenience with a peaceful setting. No upper chain. An internal inspection is highly recommended.

Entrance Hall

UPVC front door with semi circle opaque double glazed leaded light glass inset. Laminate flooring. Coved ceiling. Wall thermostat control for central heating. Radiator. Stairs leading to first floor and landing.

Cloakroom

Currently used as a storage room but pipework and drainage all in place to return to a usable cloakroom. Shelving. Radiator. Opaque leaded light double glazed window over looking front aspect.

Lounge

15' 8" x 13' 4" (4.78m x 4.06m) Double aspect room with double glazed windows over looking rear and side aspects. Coved ceiling. Laminate flooring. Three wall light points. Large under stairs storage cupboard. Two radiators.

Kitchen

10' 11" x 6' 5" (3.33m x 1.96m) Well fitted with wall and base units. One and a half bowl stainless steel sink unit with mixer tap with spray attachment and drainer. Granite effect work surfaces with tiling over. Fitted oven and four ring gas hob with coloured glass splashback and extractor hood over. Plumbed for washing machine. Space for slim line dish washer. Space for upright fridge/ freezer. Coved ceiling. Tiled floor. Wall mounted central heating boiler unit Radiator. Double glazed window over looking front aspect.

First Floor

Landing

Coved ceiling.

Bedroom 1

13' 4" x 13' 1" (4.06m x 3.99m) Two fitted slide robes. Airing cupboard with lagged cylinder and slatted shelving. Radiator. Two double glazed windows over looking front aspect. Door to:

En Suite Bathroom

White suite incorporating bath with mixer tap and shower attachment, w.c and wash hand basin with mixer tap. Tiled floor. Coved ceiling. Shavers point. Radiator. Double glazed window over looking side aspect.

Bedroom 2

10' 2" x 9' 9" (3.10m x 2.97m) Laminate flooring. Access to loft. Radiator. Double glazed window over looking rear aspect. Door to:

En Suite Shower Room

Fully tiled with walk in shower, w.c and wash hand basin with tiled splash back and mixer tap. Coved ceiling. Radiator. Opaque double glazed window over looking rear aspect. .

Outside

To The Front

Dwarf red brick boundary wall. Mainly laid to shingle with flower bed borders. and herringbone red brick pathway leading to the front door. Storm porch with down lighter.

To The Rear

South westerly facing rear garden is mainly paved with wooden fence and hedge boundaries. Flower bed borders. Outside light point. Pedestrian rear access via a wooden gate.

Garage

Single garage in a block with up and over metal door.













Approximate Gross Internal Area
Ground Floor = 34.2 sq m / 368 sq ft
First Floor = 33.8 sq m / 364 sq ft
Total = 68.0 sq m / 732 sq ft

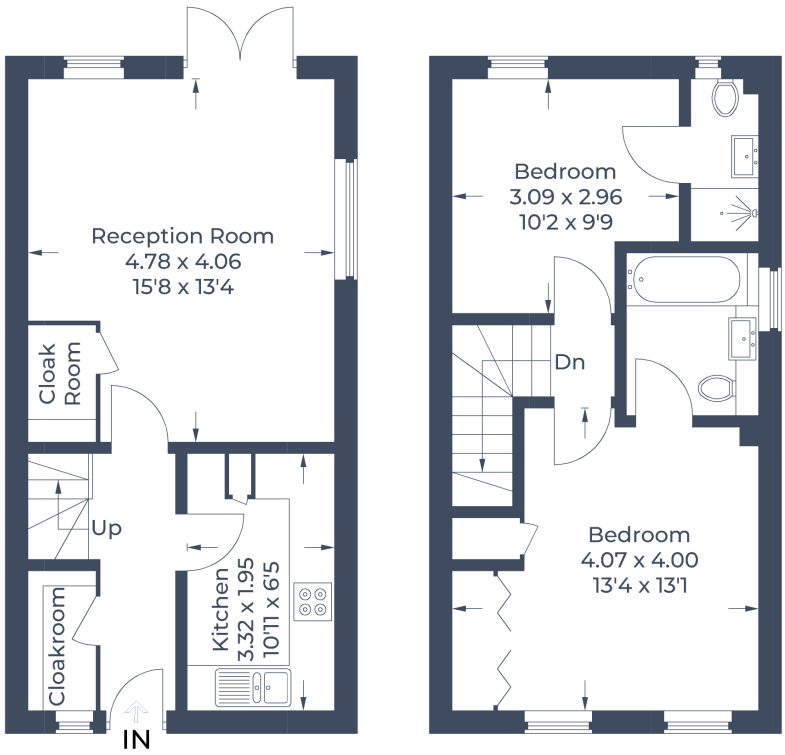
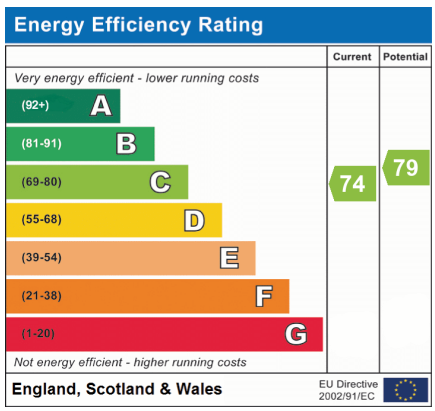


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