



Oakwood Estates are delighted to present to the market this extended, chain-free three-bedroom semi-detached property, ideally situated in a quiet cul-de-sac and enjoying attractive views over the surrounding fields.

The ground floor comprises an entrance hallway, an extended kitchen and an extended, full-length living/dining room, offering generous space for both relaxing and entertaining. The living/dining room benefits from doors opening directly onto the rear garden, with lovely views across the garden and the fields beyond.

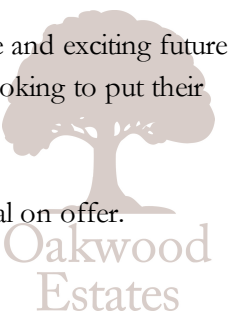
Upstairs, the property offers three bedrooms and a family bathroom.

Externally, the property benefits from driveway parking to the front, a garage and a rear garden featuring a patio area and lawn, all complemented by an open outlook over the neighbouring fields.

Further enhancing its appeal, the property offers excellent potential for a two-storey side extension, subject to the necessary planning permissions, providing an exciting opportunity for buyers looking to create their ideal family home.

Situated in a peaceful cul-de-sac, this property combines existing extended accommodation, outdoor space and exciting future potential. Being offered to the market chain-free, it is an excellent opportunity for families and buyers looking to put their own stamp on a property.

Early viewing is highly recommended to fully appreciate the accommodation, setting and potential on offer.



Property Information

-  FREEHOLD PROPERTY
-  EXTENDED THREE BEDROOM SEMI DETACHED
-  VIEW OVER FIELDS
-  CUL-DE-SAQ LOCATION
-  GOOD TRANSPORT LINKS
-  COUNCIL TAX BAND: D ANNUAL PRICE: £2,527
-  POTENTIAL TO EXTEND (S.T.P.P)
-  NO ONWARD CHAIN
-  DRIVEWAY & GARAGE
-  GREAT SCHOOL CATCHMENT AREA



x3

Bedrooms



x2

Reception Rooms



x1

Bathrooms



x2

Parking Spaces



Y

Garden



Y

Garage

Tenure

Freehold Property

Council Tax Band

Band: D

Annual Price: £2,527

Plot/Land Area

0.06 acres (2 Plots)

Mobile Coverage

5G Voice and Data

Broadband

Basic - 14 Mbps

Superfast - 80 Mbps

Ultrafast - 1000 Mbps

Area

Iver is located in the county of Buckinghamshire, South East England, four miles east of the major town of Slough, and 16 miles west of London. Located within walking distance of various local amenities and less than 2 miles from Iver train station (Crossrail), with trains to London, Paddington, and Oxford. The local motorways (M40/M25/M4) and Heathrow Airport are just a short drive away. Iver Heath has an excellent choice of state and independent schools. The area is well served by sporting facilities and the countryside, including Black Park, Langley Park, and The Evreham Sports Centre. The larger centres of Gerrards Cross and Uxbridge are also close by. There is a large selection of shops, supermarkets, restaurants, and entertainment facilities, including a multiplex cinema and Gym.

Schools

Schools include The Iver Village Junior School, Iver Village Infant School, The Chalfonts Community College, Burnham Grammar School, Beaconsfield High School, John Hampden Grammar School and Langley Grammar School, along with many more.

Transport

Nearby transport links include Langley (Berks) Railway Station, Iver Railway Station, Uxbridge Underground Station and Heathrow Airport. The local motorways, including the M40, M4 and M25, are also just a short drive away.

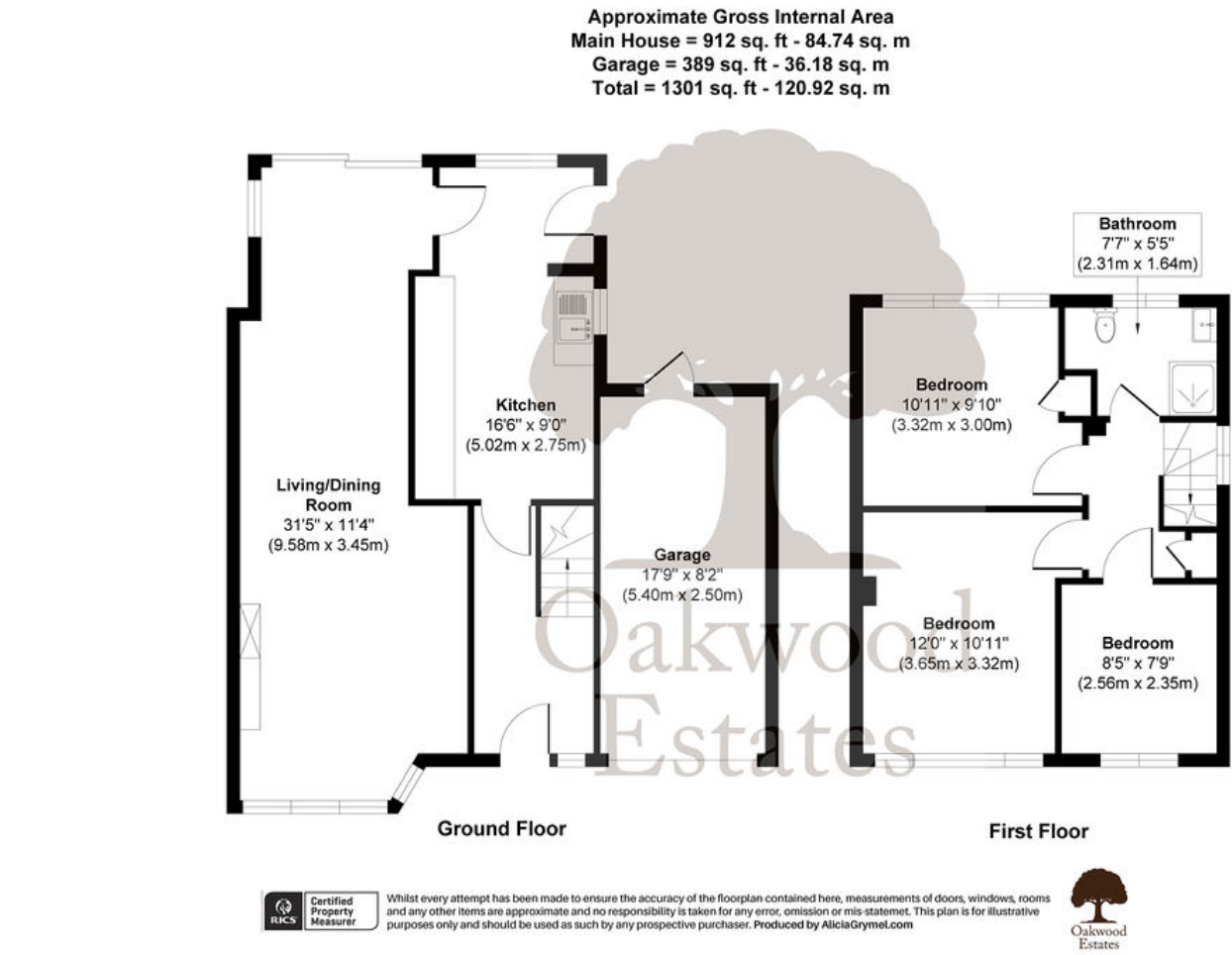
Area

Iver Village lies in Buckinghamshire, South East England, positioned four miles east of the bustling town of Slough and 16 miles west of London. Situated within walking distance of various local amenities, it's less than a mile from Iver train station (part of Crossrail), offering convenient access to London, Paddington, and Oxford. The area is easily accessible via the nearby motorways (M40/M25/M4), and Heathrow Airport is just a short drive away. It's also well-equipped with sporting facilities and surrounded by picturesque countryside, including Black Park, Langley Park, and The Evreham Sports Centre. Nearby, larger centres like Gerrards Cross and Uxbridge offer additional amenities, including a diverse selection of shops, supermarkets, restaurants, and entertainment options such as a cinema and gym.

Council Tax

Band D

Floor Plan



Prospective purchasers should be aware that these sales particulars are intended as a general guide only and room sizes should not be relied upon for carpets or furnishing. We have not carried out any form of survey nor have we tested any appliance or services, mechanical or electrical. All maps are supplied by Goview.co.uk from Ordnance Survey mapping. Care has been taken in the preparation of these sales particulars, which are thought to be materially correct, although their accuracy is not guaranteed and they do not form part of any contract.

