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Derwent Close

Amersham, Buckinghamshire, HP7 9PG



£1,600 pcm

Located circa 0.75 of a mile from Chalfont & Latimer station, this spacious, modern and stylish duplex maisonette is available immediately. Conveniently located within easy reach of local amenities, transport links and well-regarded schools, the property combines contemporary living with everyday practicality. The property, which has an area of 750 square feet, is accessed at ground floor level and a stairwell leads to the first floor and landing, where you are welcomed into a bright and generously sized sitting/dining room which provides the perfect setting for both relaxing and entertaining. Also on this level is a modern fully fitted high gloss kitchen and a modern, part-tiled bathroom. The second floor hosts two well-appointed bedrooms, both offering comfortable accommodation and versatility for family living, guests or home working. Further features include electric central heating, double glazing, attic storage, an allocated parking space and visitors parking spaces. Little Chalfont and Amersham are vibrant towns which offers a superb balance between commuter convenience (the Metropolitan and Chiltern lines offering prompt service to Central London and easy access to the surrounding countryside. The property benefits from easy access to highly regarded schooling at both primary and senior level. Unfurnished.

Ground Floor

Entrance Lobby

Modern UPVC front door. Laminate flooring. Stairs leading to first floor and landing. Opaque double glazed window over looking front aspect.

First Floor

Landing

Airing cupboard with lagged cylinder and slatted shelving. Dimplex storage heater. Double glazed window over looking front aspect. Stairs leading to second floor.

Living Room

15' 9" max x 13' 10" (4.80m x 4.22m) "L" shaped. Coved ceiling. T.V point. Dimplex storage heater. Two double glazed windows over looking rear aspect.

Kitchen

9' 11" x 8' 0" (3.02m x 2.44m) Well fitted with high gloss wall and base units. Granite effect worksurfaces with tiled splash backs. Stainless steel sink unit with mixer tap and drainer. Four ring electric hob with extractor hood over. Fitted oven. Fitted fridge/ freezer. Fitted slim line dishwasher. Washing machine/ dryer. Laminate flooring. Wall Dimplex

Bathroom

Majority tiled with a white suite incorporating bath with mixer tap and wall mounted shower unit, w.c and wash hand basin with mixer tap and cupboard under. Fitted mirror.Heated towel rail. Expel air. Laminate flooring.

Second Floor

Lobby

Bedroom 1

14' 1" x 11' 9" (4.29m x 3.58m) T.V point. Dimplex storage heater. Double glazed window over looking rear aspect.

Bedroom 2

Access to insulated and boarded loft with pull down aluminum ladder. Dimplex storage heater. Double glazed window over looking front aspect.







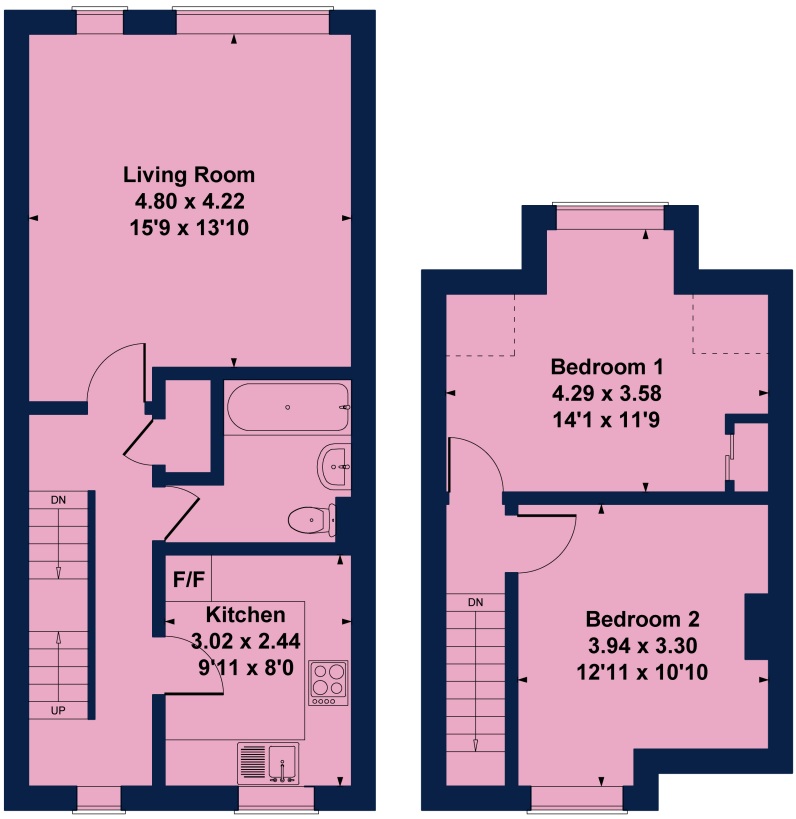






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Approximate Gross Internal Area
First Floor = 41.3 sq m / 445 sq ft
Second Floor = 27.6 sq m / 298 sq ft
Total = 68.9 sq m / 743 sq ft



First Floor **Second Floor**

Not to Scale. Produced by The Plan Portal 2026

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