











Oakwood Estates proudly presents this stunningly renovated three-bedroom family home, offering an impressive 1,440 sq ft of living space. Nestled on a serene street in Iver, this property benefits from proximity to excellent schools and easy access to local Crossrail train stations, making it an ideal choice for families. Tucked away on a peaceful residential street in Iver, mere moments from Langley station stands an extraordinary detached chalet bungalow that epitomizes the perfect blend of expansive interiors and verdant outdoor havens. This property is a testament to refined living, boasting an array of impressive features that redefine the essence of comfort.

Inside, an abundance of natural light floods the open hallway, fostering an inviting ambience that seamlessly links each corner of the residence. Step further to discover a spacious layout, comprising two to three exquisitely designed reception rooms that offer versatile spaces for both relaxation and entertainment. A distinctive feature of this home is the adaptable dining room, easily convertible into an additional bedroom or serene office space, catering to various lifestyle needs. Pragmatism prevails with ample storage solutions, ensuring the living areas remain uncluttered and organized. The airy front aspect living room provides a tranquil retreat, perfect for unwinding after a long day. The refurbished kitchen, impeccably appointed, boasts integrated appliances including an oven and electric hob, alongside generous space for freestanding amenities. The modern family bathroom on the ground floor, conveniently accessible from the hallway, enhances the ease of daily living. The sitting room offers serene garden views and ample floor space, ideal for hosting family gatherings and soirées.

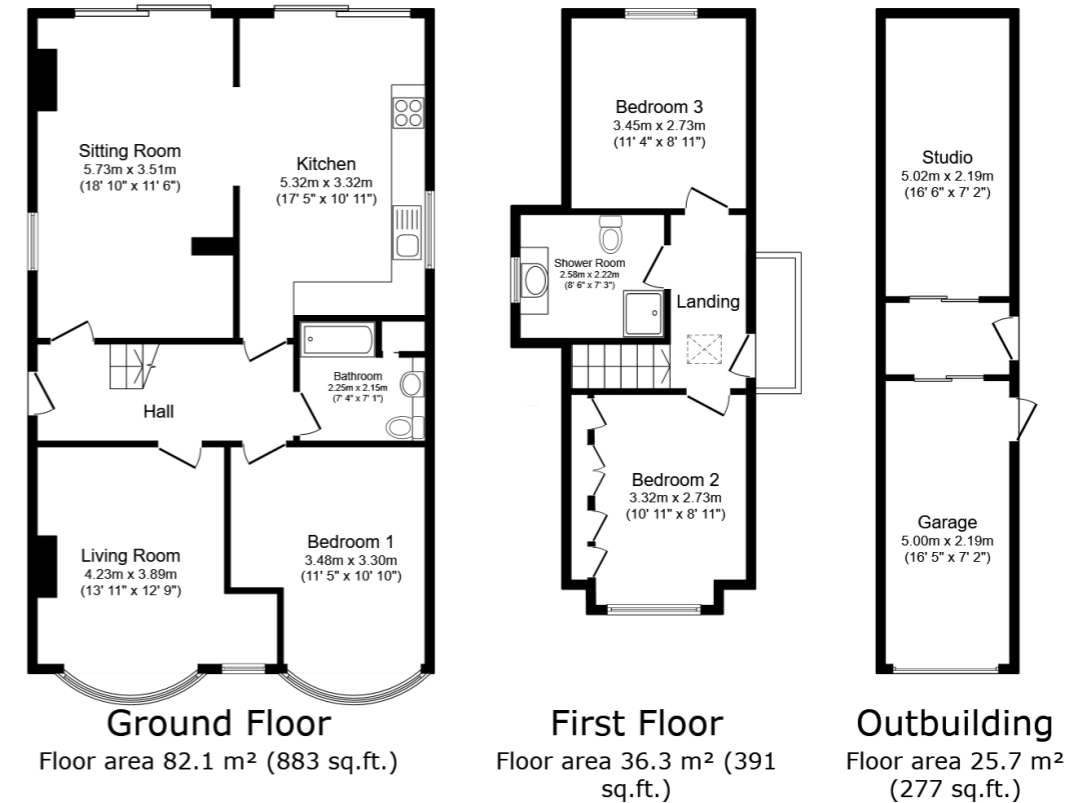
Ascending to the upper level, two expansive bedrooms await, with the master bedroom featuring an en-suite shower room for added luxury. The second bedroom boasts contemporary fitted wardrobes, offering abundant storage space without compromising on style or functionality.



Property Information

-  FREEHOLD PROPERTY
-  THREE BEDROOMS
-  TWO BATHROOMS
-  STUDIO
-  UPDATED TO A HIGH STANDARD
-  COUNCIL TAX BAND F (£3,302 P/YR)
-  TWO RECEPTIONS
-  GARAGE
-  DRIVEWAY PARKING
-  GOOD SCHOOL CATCHMENT

					
x3	x2	x2	x3	Y	Y
Bedrooms	Reception Rooms	Bathrooms	Parking Spaces	Garden	Garage



TOTAL: 144.1 m² (1,551 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

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.

Front Of House

Positioned elegantly away from the road, one is greeted by a commodious parking area capable of accommodating multiple vehicles, ensuring the utmost convenience for both residents and guests. A side access gate beckons, unveiling a meticulously tended garden, enhancing the property's allure with its well-manicured greenery. The exterior facade exudes a stately charm while maintaining an inviting allure, setting the tone for what lies within.

Rear Garden

The rear garden presents a picturesque landscape, predominantly adorned with lush lawns complemented by vibrant flower and shrub borders, alongside a charming patio area. Convenient access to the garage, equipped with power and light, enhances practicality. Moreover, an additional studio room further enriches the property's appeal, offering versatile space suitable for various activities such as entertaining or creating a home office.

Tenure

Freehold

Council Tax Band

F (£3,302 p/yr)

Plot/Land Area

0.10 Acres (390.00 Sq.M.)

Mobile Coverage

5G Voice & Data

Internet Speed

Ultrafast

Transport Links

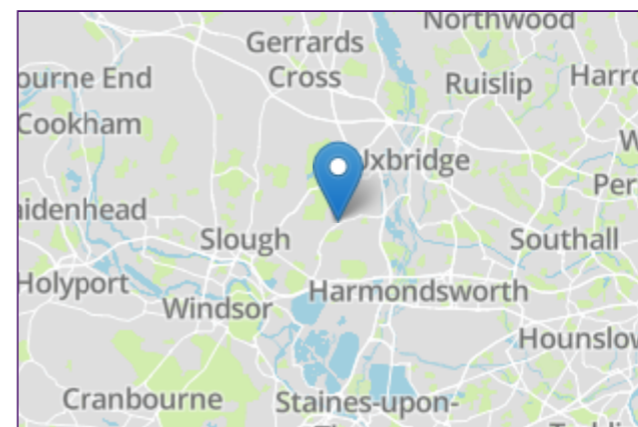
Conveniently situated within close proximity, Langley (Berks) Rail Station lies just 0.89 miles away, offering swift access to regional and national rail networks. Similarly, Iver Rail Station stands at a mere distance of 1.18 miles, providing additional transportation options for commuters. For those preferring the underground, Uxbridge Underground Station is a short 2.94-mile journey, ensuring effortless connections to the wider London area. Whether traveling locally or venturing further afield, this location provides excellent accessibility to cater to diverse commuting needs.

Schools

A wealth of educational opportunities awaits in the vicinity, including institutions like Iver Heath Infant School and Nursery, Iver Heath Junior School, The Chalfonts Community College, Burnham Grammar School, Beaconsfield High School, John Hampden Grammar School, and numerous others. With such a diverse selection of schools nearby, families are provided with an array of options to suit their children's educational needs and aspirations, ensuring access to quality learning environments within reach.

Area

Iver Village is a quaint and charming village located in Buckinghamshire, England. It is situated just off the M4 and M25 motorways, providing excellent transport links to London and other parts of the country. The village itself has a rich history and boasts several local amenities, including shops, restaurants, and pubs. There are also several schools in the area, making it an ideal location for families. Additionally, the village is within close proximity to the picturesque Colne Valley Regional Park and Black Park Country Park, offering stunning natural landscapes and recreational opportunities.



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		
(81-91)	B		
(69-80)	C		74
(55-68)	D		
(39-54)	E	44	
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales			
EU Directive 2002/91/EC			