

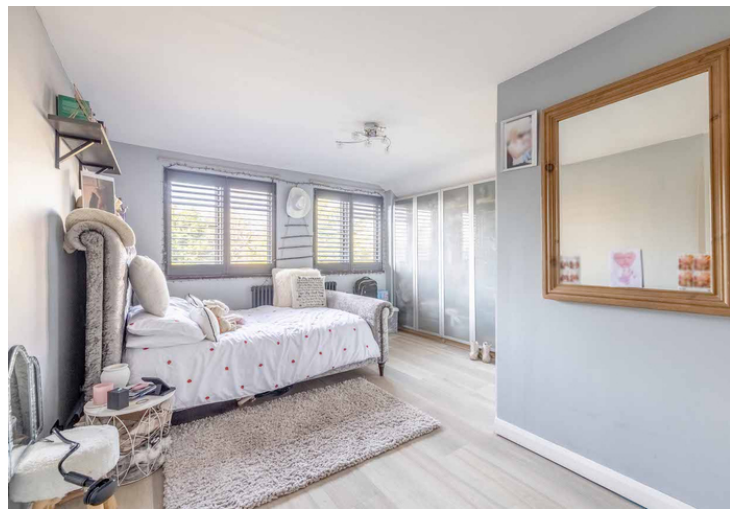
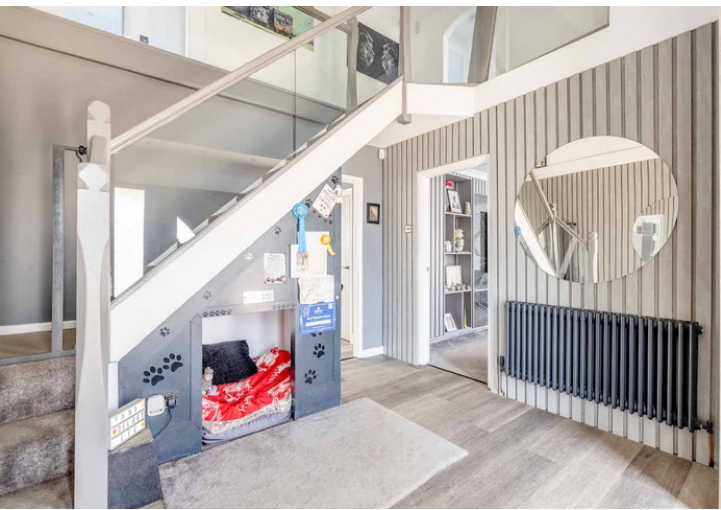
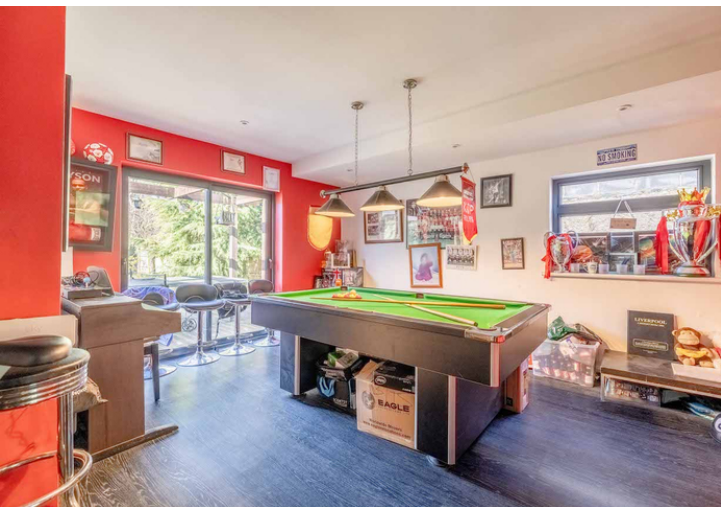


Denham Lane,
Chalfont St Peter



Oakwood
Estates







Denham Lane,

Chalfont St Peter



Fully renovated in August 2019, this stunning property offers a perfect blend of modern living and high-specification design. Upon entering the property, you are welcomed into a bright and spacious hallway, setting the tone for the rest of the home. To the right, you'll find a generously sized family room, featuring elegant plantation shutters, a sleek built-in TV unit, and a stylish electric fireplace—perfect for cozy evenings. The heart of the home is the expansive open-plan kitchen, designed for both functionality and style. It boasts high-end Siemens appliances, a Quooker tap, a garbage disposal unit, a proving drawer, and a five-ring gas hob. The large breakfast bar area and integrated wine cooler make it an ideal space for entertaining. A striking sliding glass door opens onto the rear garden, flooding the space with natural light. Additionally, there is internal access to the garage for added convenience. Adjacent to the kitchen is a versatile second reception room, currently used as a games room. Complete with a private ensuite shower room and sliding doors leading to a wooden terrace, this space offers fantastic flexibility—whether as an annexe, home office, or guest suite.

Upstairs, a stunning mezzanine-style landing leads to the bedrooms. The principal suite is a spacious double room with a front-facing aspect, built-in wardrobes with a secure safe, and a modern ensuite shower room. The second bedroom, another generous double, also benefits from a private ensuite and built-in storage, with a tranquil rear aspect. Bedrooms three and four are both well-proportioned doubles and share a luxurious family bathroom, complete with a rainfall shower, bathtub, basin, and toilet. For additional storage, the loft has been fully boarded.

Externally, the property offers an exceptional outdoor space. A large patio area, a separate raised terrace, and a generous lawn create the perfect setting for relaxation and entertaining. Side access on both sides of the property adds practicality, and a shed provides extra storage. The driveway comfortably accommodates up to five cars, with the added benefit of a garage for further parking or storage. This beautifully presented home effortlessly combines modern living with practical design, making it an ideal choice for families or those seeking a spacious, high-specification residence.

Location

Chalfont St Peter is a village located in Buckinghamshire, England. It is situated approximately 25 miles west of London. The village has a charming and picturesque setting, with a mix of historic buildings and modern amenities. It is known for its beautiful countryside, including nearby Chiltern Hills, which provide opportunities for outdoor activities such as walking and cycling. Chalfont St Peter has a range of shops, restaurants, and pubs, offering a variety of amenities for residents and visitors. The village also has several schools and community facilities, making it an attractive place to live.

Local Schools

Some of the local schools are the following:

Chalfont St. Peter Church of England Academy
Chalfont St. Giles Infant School
Chalfont St. Giles Junior School
Robertswood Church of England Primary School
Dr Challoner's Grammar School

The Chalfonts Community College

Gayhurst School
Maltmans Green
St Mary's School
Thorpe House School

It's always recommended to conduct further research and contact the schools directly for more detailed information about their programs and admissions processes.

Transport Links

Chalfont St Peter benefits from excellent transport links, making it a desirable location for commuters and travelers alike.

Rail Connections

Gerrards Cross Station (approx. 5-minute drive) provides fast services to London Marylebone via Chiltern Railways, with journey times as quick as 20-25 minutes. Chorleywood Station (approx. 10-minute drive) is on the Metropolitan Line, offering direct access to Central London and connections to the wider London

Underground network.

Road Links

M40 (Junction 2) and M25 (Junction 16) are both easily accessible, providing quick links to Heathrow Airport (approx. 20-minute drive), London, Oxford, and beyond.

The A413 runs through the village, offering a direct route to Amersham, Aylesbury, and Gerrards Cross.

Airports

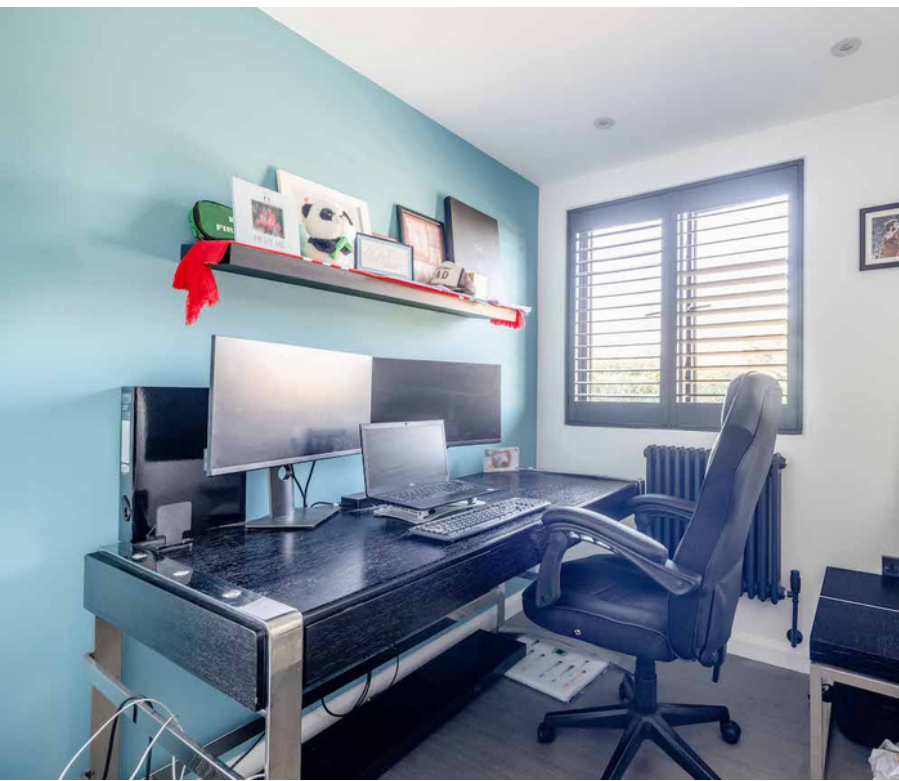
Heathrow Airport is approximately 20-25 minutes away by car via the M25. Luton Airport is also within easy reach, taking around 35-40 minutes.







Key Features

- 5 Bedroom Detached House
- Open Plan Kitchen / Living Room
- Potential To Extend (STPP)
- DCGS Catchment Area
- EPC- D
- Garage and Parking for 5 Cars
- 2 Reception Rooms
- South West Facing Garden
- Council Tax Band- G
- 2206 Sq Ft


					
x5	x2	x3	x5	Y	Y
Bedrooms	Reception Rooms	Bathrooms	Parking Spaces	Garden	Garage



Marketing Office Contact Details

-  43, Packhorse Road, Gerrards Cross, SL9 8PE
-  01753 981326 
-  gerrardscross.enquiries@oakwood-estates.co.uk

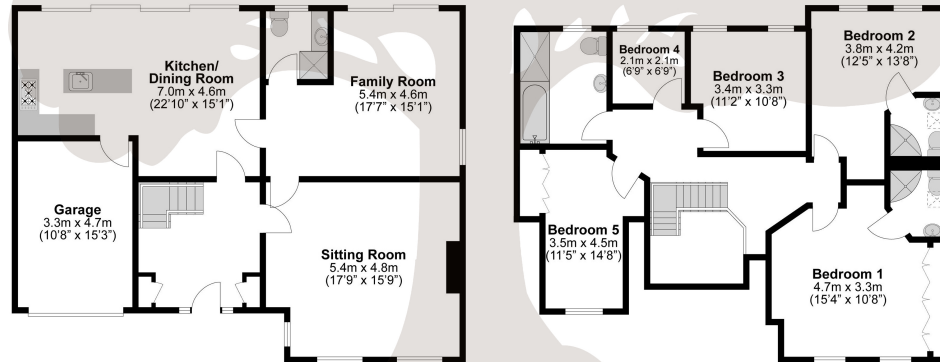
EPC

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D	65	75
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC 	

Property Location



Total Approximate Floor Area
2206 Square feet
205 Square metres



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Illustrations are for identification purposes only,
measurements are approximate, not to scale.



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