

Upon entering, you are welcomed by a spacious entrance hall that flows seamlessly into the impressive open-plan kitchen and reception area, immediately setting the tone for this beautifully arranged home. The kitchen is superbly appointed with stone worktops, a substantial central island with breakfast bar seating, a butler-style sink with Quooker tap and an integrated wine cooler. A Smeg oven with six-ring gas hob and space for an American-style fridge/freezer further enhance the space, creating a highly functional yet stylish setting. To the rear, the reception area benefits from a large skylight and expansive bi-fold doors opening directly onto the patio, effortlessly blending indoor and outdoor living. Double French doors lead into the principal living/dining room, an impressive space extending over 30 feet in length. Thoughtfully styled, from the fireplace surround to bespoke corner cabinetry, it offers an elegant yet inviting atmosphere. Large rear-aspect bi-fold doors provide additional garden access, making it ideal for both everyday living and entertaining.

The final reception room on this level, currently arranged as a playroom, is a versatile dual-aspect space that could equally serve as a snug or additional sitting room. A separate study with a large front-aspect bay window provides an excellent work-from-home environment. Practicality is enhanced by a utility room with side access, butler-style sink and space for both washing machine and dryer, while a ground floor W/C completes the accommodation.

Upstairs, the property offers five bedrooms. The principal suite is particularly generous, featuring integrated storage, a Juliet balcony overlooking the rear garden and a spacious en-suite with his-and-hers sinks and a walk-in shower. Bedroom two is a large double with integrated storage and dual-aspect windows, while bedroom three enjoys exceptional countryside views. Bedroom four is another double and benefits from its own en-suite with walk-in shower. Bedroom five is a well-proportioned single room. A family bathroom fitted with a bathtub and shower attachment completes the first floor.

Externally the property provides off-street parking for four to five vehicles. The private rear garden is predominantly laid to lawn and complemented by a substantial patio area, offering an ideal setting for outdoor dining and entertaining. The former double garage has been thoughtfully reconfigured, retaining the front section for storage while the rear has been converted into a home gym with updated electrics, a versatile space that could equally function as a home office or additional study.

Property Information

-  DETACHED 5 BEDROOM FAMILY HOME
-  COUNTRYSIDE VIEWS
-  WALKING DISTANCE TO DENHAM GOLF CLUB STATION
-  COUNCIL TAX BAND - G
-  3067 SQFT
-  GRAMMAR SCHOOL CATCHMENT AREA
-  RECENTLY RENOVATED
-  EPC - TBC

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

The Local Area

Denham is a picturesque village located in the South Bucks district of Buckinghamshire, England. Known for its charming rural setting and historic significance, Denham offers residents a tranquil lifestyle within easy reach of London and other major urban centers.

One of Denham's notable attractions is its beautiful countryside, featuring rolling hills, scenic walks, and picturesque views. The village is surrounded by green spaces, including Denham Country Park, which offers opportunities for outdoor recreation such as walking, cycling, and picnicking.

Denham village itself retains much of its historic character, with quaint cottages, traditional pubs, and historic buildings dotting its streets. The village center is home to a range of amenities, including local shops, cafes, and restaurants, providing residents with all the essentials close to home.

Local Schools

South Buckinghamshire is widely renowned for its high quality of schooling, some of the schools available are:

- Denham Green E-Act Academy
- Dr Challoner's High School
- Dr Challoner's Grammar School
- Chesham Grammar School
- The Royal Grammar School, High Wycombe
- John Hampden Grammar School
- Beaconsfield High School
- Gayhurst School
- Thorpe House School
- St Mary's School, Gerrards Cross
- Davenies School
- The Beacon School
- The Chalfonts Community College

Please note that these schools may have specific catchment areas or admission criteria. It is recommended to directly contact the schools for further information, including enrollment procedures and open spaces availability.

Transport Linked

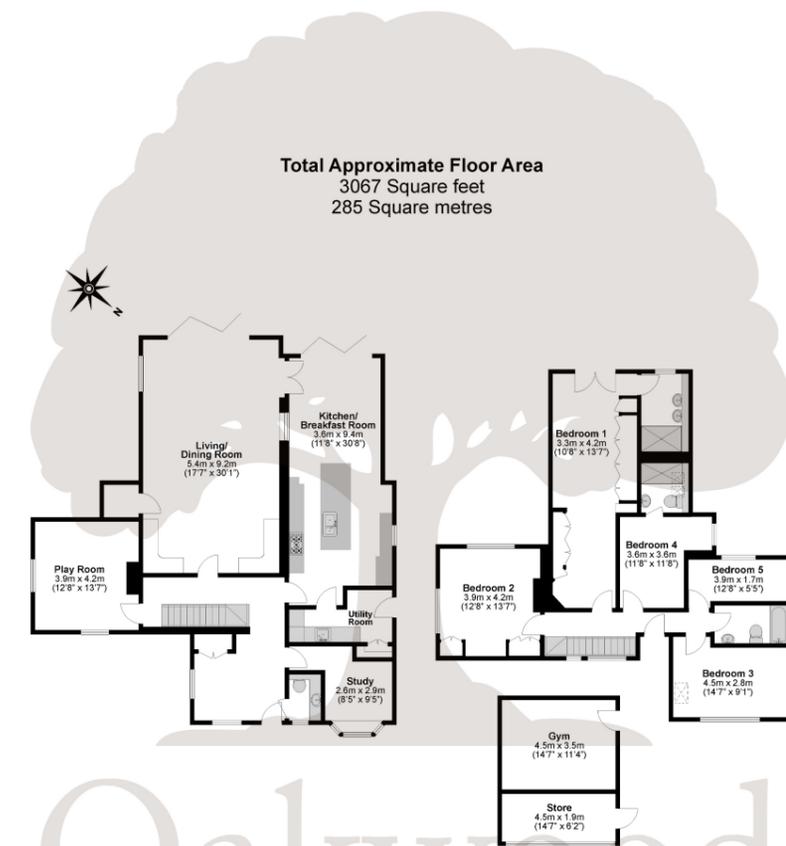
Denham benefits from excellent transport links, making it easily accessible for residents and visitors alike. The village is served by its own railway stations, Denham Railway Station and Denham Golf Club Railway Station, which provides regular services to London Marylebone station via the Chiltern Railways line. This offers a convenient commute for those working in the city or wishing to explore London's attractions.

For motorists, Denham enjoys proximity to major roadways, including the M40 motorway and the A40 road. These arterial routes provide direct access to London, as well as to other nearby towns and cities such as High Wycombe, Oxford, and Watford. The A413 road also runs through the village, offering additional connectivity to surrounding areas.

Council Tax

Band G

Floor Plan



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

Oakwood Estates

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.

