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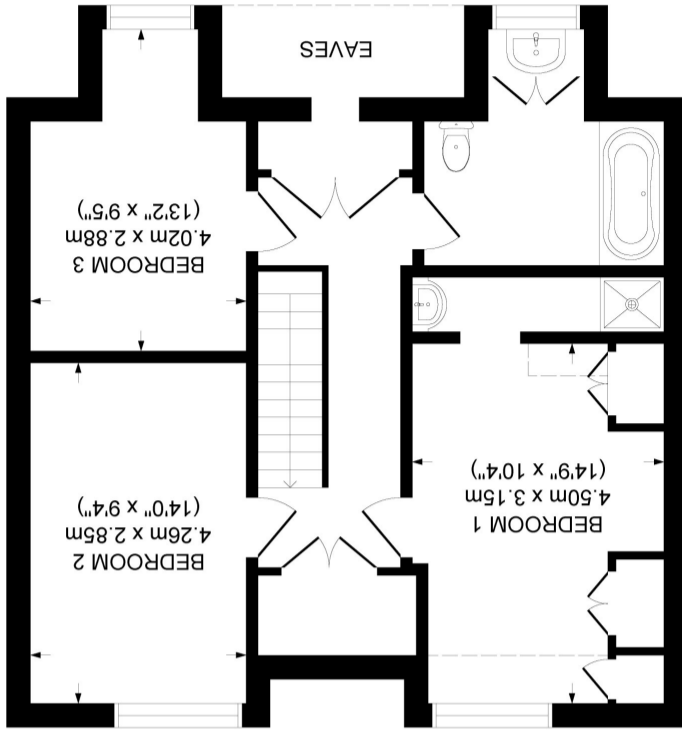
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All measurements of walls, doors, windows and fitting and appliances, including their size and location, are shown as standard sizes and therefore cannot be regarded as a representation by the seller.

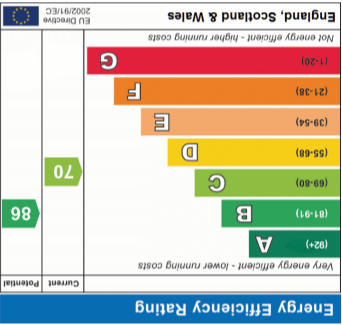
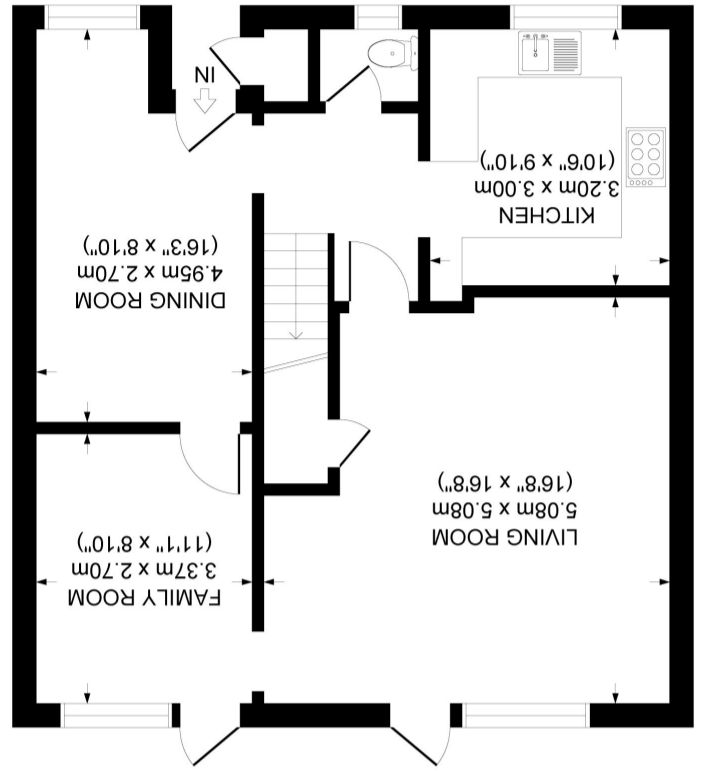
JOHN NASH & CO.

APPROX. GROSS INTERNAL FLOOR AREA 1335 SQ FT / 124 SQ M
5 THE GOWERS, AMERSHAM, HP6 6ER

FIRST FLOOR
GROSS INTERNAL FLOOR AREA 59 SQ FT



GROUND FLOOR
GROSS INTERNAL FLOOR AREA 65 SQ FT



5 The Gowers | Amersham | Buckinghamshire | HP6 6ER

£550,000

JOHN NASH & CO.

Excellent Project Opportunity | 3 Bedroom Terraced Home | 3 Reception Rooms | West Facing Rear Garden | Ideal Chesham Bois Location | NO ONWARD CHAIN



An ideal project opportunity on a three bedroom terraced home, requiring modernisation, and in a much sought after location being within proximity to local schools and a level walk to the town centre and train station. There is an excellent size west facing garden along with off street parking for one vehicle. NO ONWARD CHAIN.

Entrance Porch

Covered porch with a storage cupboard to the side housing meters.

Dining Room

A good size dining space with radiator.

Family Room

With access to the west facing rear garden. There is an archway connecting to the living room.

Living Room

A generous sized room that also provides access to the rear garden along with a door into the kitchen and a kitchen hatch. Two radiators.

Inner Vestibule

This space opens up into the kitchen with stairs leading to the first floor and a WC with toilet and recently fitted Worcester boiler.

Kitchen

Ample worksurfaces and kitchen storage units along with a one and a half bowl sink with drainer, a six ring gas hob with extractor fan and built in oven and grill. Space for either a dishwasher or washing machine.

First Floor Landing

Housing three storage cupboards with one providing access to eaves. Hatch to loft.

Bedroom One with En Suite Shower Room

A double bedroom with built in wardrobe storage units including hanging cupboards and drawers along with a dressing table. The Shower Room contains a shower cubicle with Aqualisa unit and a white ceramic sink with store cupboard below and wall hung mirror.

Bedroom Two

Double bedroom with radiator.

Bedroom Three

Radiator.

Family Bathroom

A grey suite consisting of bath with hand held shower attachment, ceramic sink set into worktop with cupboards below, toilet and radiator.

Outside

The property sits in a small cul de sac with an area of lawn to the front and a drive for one vehicle with small communal grounds to the front as well.

The rear garden is west facing and is of good size, mainly laid to lawn with a timber garden store shed.

Council Tax Band D £2,248.64 2024/2025 Rates

Location

The Gowers is a very sought after location within Amersham on the Hill being within easy walking distance to the town centre providing a variety of shopping facilities including Marks and Spencer's, Waitrose and W H Smiths and a Metropolitan Line train station providing a fast route for the commuter via the Metropolitan Line and Chiltern Railways to Marylebone. The property also benefits from an easy two minute walk to the very popular Chestnut Lane and Elangani Schools.

