



Glebe Road, Chalfont St Peter, Buckinghamshire. SL9 9NJ.

£550,000 Freehold

This beautiful three bedroom terraced character Cottage is situated in a sought after residential road within walking distance of Chalfont St Peter Village Centre, schools, transport links and Gold Hill Common. The property itself is presented in good order throughout and still retains many character features such as the cast iron bread oven, a real centrepiece of the dining room. The property benefits from two reception rooms plus a modern fitted kitchen and family bathroom. There are three good size bedrooms to the first floor, two of which still retain their feature fireplaces plus a very attractive rear garden. There is also the potential to extend into the loft space (Subject to Planning Permission.) A viewing is highly recommended!

The front door leads into the hall which has stairs leading to the first floor and to the left a door leads into the lounge, which has a double glazed square bay window to the front of the property and also benefits from a feature fireplace. There is a door then leading to the dining room, which has wooden flooring throughout, a large under stairs storage cupboard and the centrepiece of the room, a stunning cast iron bread oven. To the rear of the property there is a modern fitted kitchen with ivory units, fitted oven and hob plus a door leading to the rear garden. Another door to the rear of the kitchen then leads through to the spacious modern bathroom which has a white suite.

Moving to the first floor, there are three excellent size bedrooms, the master bedroom over looks the front of the property and has a feature fireplace. Bedrooms two and three enjoy a view of the garden with bedroom two also featuring a fireplace.

Outside, the property benefits from a paved and shingled front garden and a rear garden that is mainly laid to lawn which extends out to an attractive pebbled area, perfect for entertaining.

Glebe Road is a short walk of Chalfont St Peter Village centre. A variety of local shopping facilities, M&S Food Hall, Co-Op



Supermarket, Costa Coffee, Doctors Surgery and local transport links will be found in the village. Chalfont St Peter Infant School, Academy and Community College are all also within walking distance. Gerrards Cross is situated less than 2 miles from the property and provides a wider range of shopping facilities and Mainline station with trains into Marylebone in approximately 22 minutes. Should you wish to access the tube network directly, Amersham and Chalfont & Latimer Tube stations are all easily accessible. Central London is easily accessible by road via the M40 (J1A) and M25 (J16) plus access to Heathrow and Gatwick Airports.



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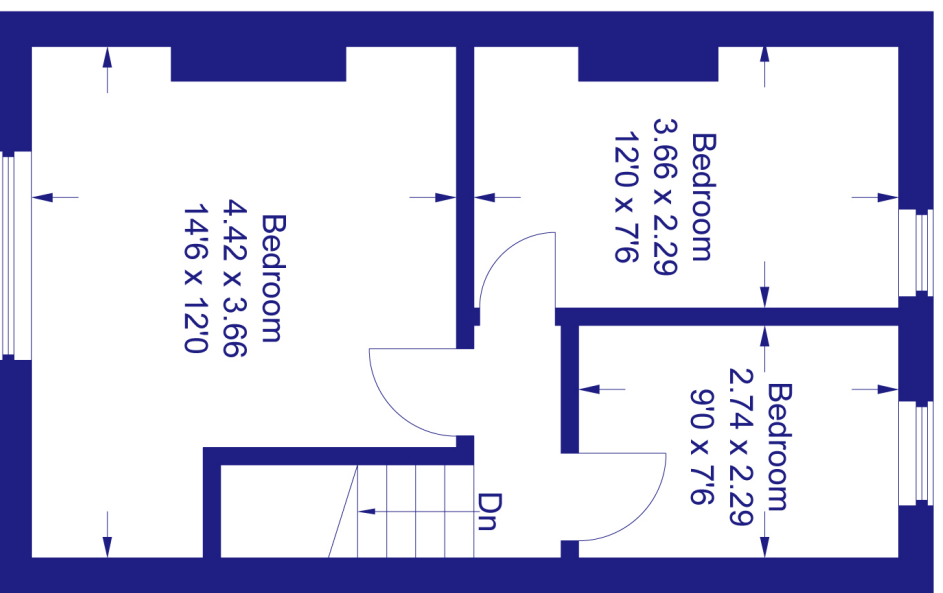
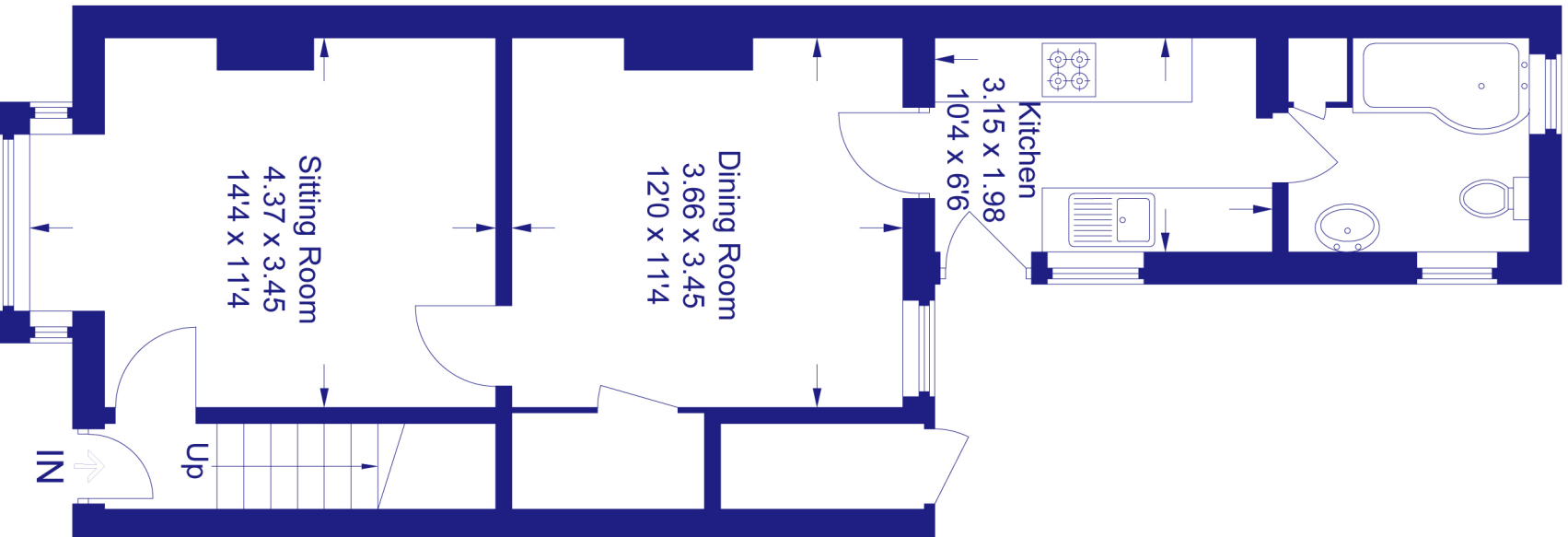
46 Glebe Road

Approximate Gross Internal Area

Ground Floor = 46.1 sq m / 496 sq ft

First Floor = 32.8 sq m / 353 sq ft

Total = 78.9 sq m / 849 sq ft



Ground Floor

First Floor

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.