

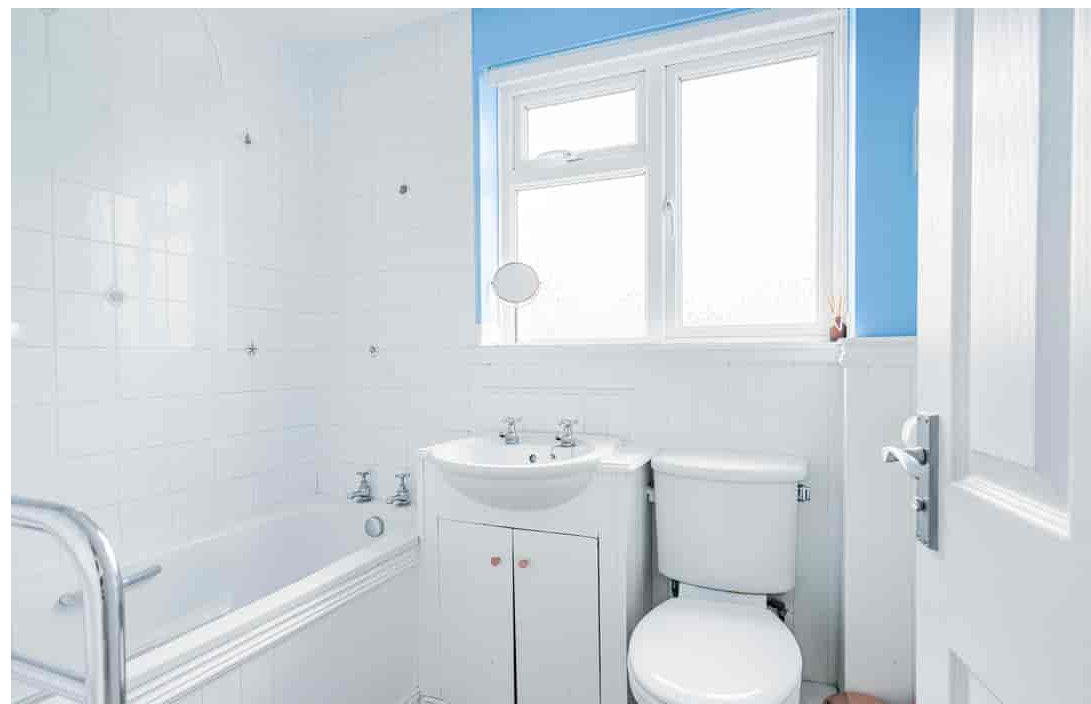


BarrettMove





**12 Mead Close, Marlow, Buckinghamshire SL7 1HR**  
**Offers in Excess of £500,000 - Freehold**



## PROPERTY SUMMARY

LARGE PRICE DROP for quick sale as upper chain is ready. A large garden, parking and a garage come with this three bedroom semi-detached house within walking distance of Marlow High Street and the River Thames.

## POINTS OF INTEREST

- HUGE PRICE DROP FOR QUICK SALE
- \*\*\*\*\*ONWARD CHAIN AGREED\*\*\*\*\*
- Potential to extend STPP
- Kitchen diner
- Three bedrooms
- Garage and off road parking
- 70 ft garden ideal for family life
- In catchment for excellent primary and secondary schools
- Half a mile level walk to Marlow High Street
- Highly recommended for viewing

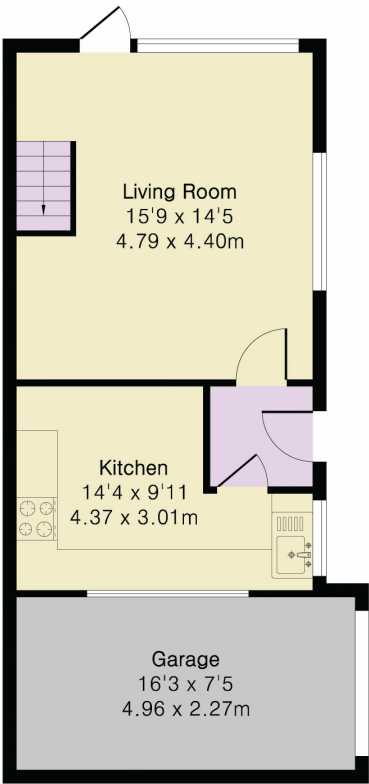




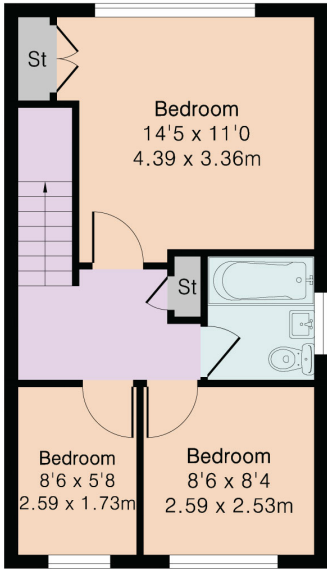
**Approximate Gross Internal Area 878 sq ft - 82 sq m**

Ground Floor Area 516 sq ft – 48 sq m

First Floor Area 362 sq ft – 34 sq m



Ground Floor



First Floor



Although Pink Plan Ltd ensures the highest level of accuracy, measurements of doors, windows and rooms are approximate and no responsibility is taken for error, omission or misstatement. These plans are for representation purposes only as defined by RICS code of measuring practise. No guarantee is given on total square footage of the property within this plan. The figure icon is for initial guidance only and should not be relied on as a basis of valuation.



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	<b>A</b>		85
(81-91)	<b>B</b>		
(69-80)	<b>C</b>		
(55-68)	<b>D</b>	60	
(39-54)	<b>E</b>		
(21-38)	<b>F</b>		
(1-20)	<b>G</b>		
Not energy efficient - higher running costs			
England, Scotland & Wales			
EU Directive 2002/91/EC			