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SPECIALISTS IN PROPERTY



26 Pinewood Green, Iver Heath, Buckinghamshire. SL0 0QP.

£899,000 Freehold

## Spacious Three Bedroom Detached Home with Garden & Swimming Pool – Pinewood Green

Hilton King & Locke are delighted to present to the market this substantial three-bedroom detached family home, ideally situated in the ever-popular location of Pinewood Green. Offering generous living space and fantastic potential to personalise, this well-proportioned property is perfect for growing families or those looking for their forever home.

Upon entering, you are welcomed by a bright and spacious entrance porch that leads into a wide hallway featuring charming parquet flooring. The hallway gives access to all principal ground floor rooms and includes a conveniently located downstairs WC and ample under-stairs storage. The property also benefits from a full security alarm system for added peace of mind.

The kitchen is well-appointed with a range of eye and base level units and offers space for free-standing appliances. A side door leads to a handy outdoor storeroom with power—ideal for additional storage or utility use. The connecting garage is an added addition to this home and provides even more parking or is perfect for storage.

The dual aspect living room is flooded with natural light and provides ample space for both a lounge suite and dining area, making it a great space for both relaxing and entertaining. This leads into a delightful conservatory, the perfect spot to unwind with a book while enjoying views of the beautifully maintained, private, and sunny rear garden.

Upstairs, the open landing leads to three generously sized bedrooms, with the master bedroom featuring full-length fitted wardrobes. The family bathroom is also of a good size and includes both a bath and separate shower for added convenience.





A standout feature of this home is the rear garden—a true outdoor retreat—boasting a private setting and the added luxury of a swimming pool, making it an ideal space for summer gatherings or family enjoyment. To the front, the property offers ample driveway parking for multiple vehicles. Early viewing is highly recommended to fully appreciate the space and potential this fantastic property offers.

Pinewood Green is a popular residential road situated within sought after Iver Heath, the home of Pinewood Studios and a range of schools, recreational facilities and local shopping amenities.

As a Pinewood resident, there is a free weekly bus service to surrounding stations by Pinewood Film Studios. There is also easy walking access to the beautiful woodland walks at Black Park and Langley Park which are ideal for families and dog walkers.

The larger centres of Uxbridge and Gerrards Cross provide a wider range of shopping facilities. Central London is easily accessible by road via the M40 (J1A) and M25 (J16) plus access to Heathrow and Gatwick Airports and Crossrail at Iver and Langley station. Buckinghamshire is renowned for its education system, with an excellent choice of state and independent schools.



#### Important Notice

Particulars: These particulars are not an offer or contract, nor part of one. You should not rely on statements by Hilton King & Locke Ltd in the particulars or by word of mouth or in writing as being factually accurate about the property, its condition or its value. Hilton King & Locke Ltd does not have any authority to make any representations about the property, and accordingly any information given is entirely without responsibility on the part of the agents, seller(s) or lessor(s).

Photographs etc: The photographs show only certain parts of the property as they appeared at the time they were taken. Areas, measurements and distances given are approximate only.



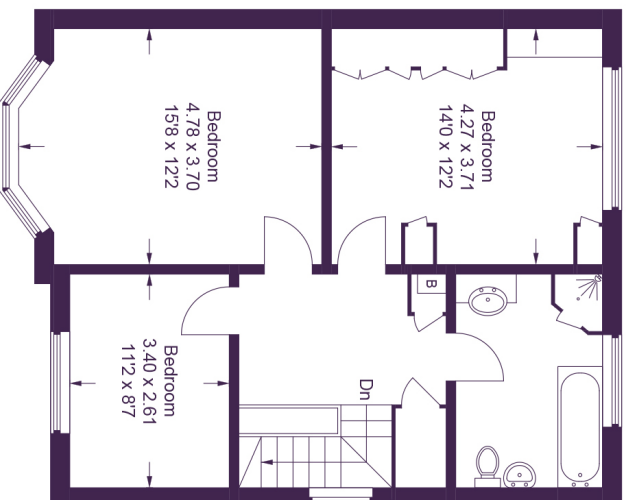
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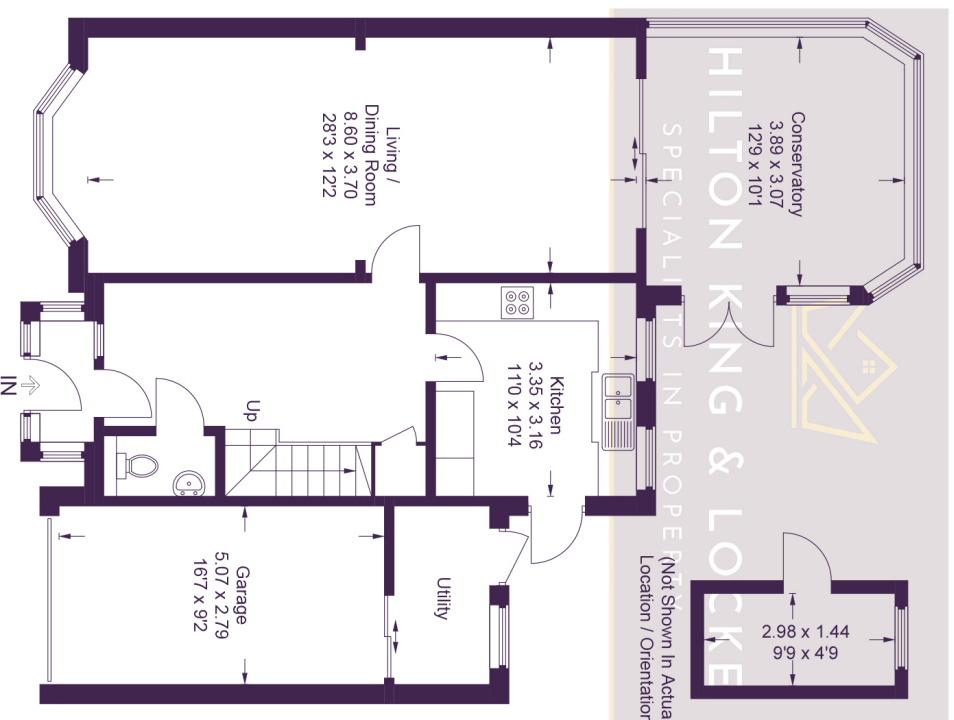
# 26, Pinewood Green



Approximate Gross Internal Area  
Ground Floor = 80.6 sq m / 867 sq ft  
First Floor = 62.1 sq m / 668 sq ft  
Garage / Outbuilding = 23.4 sq m / 252 sq ft  
Total = 166.1 sq m / 1,787 sq ft



First Floor



Ground 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.

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