

rodgers
estate agents



Grange Road
Chalfont St Peter, Buckinghamshire, SL9 9FP



£1,500 pcm

A modern second floor apartment situated on a popular development in the heart of the village with all its amenities. The apartment is in lovely order throughout and is available immediately. The accommodation comprises entrance hall, sitting room/ diner, kitchen, two bedrooms, master with en suite and bathroom. Features include gas central heating, double glazing, communal grounds and an allocated parking space. Unfurnished. AVAILABLE IMMEDIATELY.

Second Floor

Entrance Hall

"T" shaped with a wall mounted entry intercom. Large storage cupboard with wooden slatted shelf. Radiator.

Sitting Room/ Dining Area

20' 9" max x 12' 0" max (6.32m x 3.66m)
Open plan double aspect room with double glazed leaded light windows over looking front and side aspects. Two radiators. Arch to:

Kitchen

9' 9" x 6' 11" (2.97m x 2.11m) Well fitted with white gloss base and wall unit. Work surfaces with one and a half bowl stainless steel sink unit with mixer tap and drainer. Four ring gas hob with brushed steel splashback and extractor hood over. Fitted oven. Washing machine/ dryer. Upright fridge/ freezer. Wall mounted central heating boiler unit. Double glazed leaded light window over looking side aspect.

Bedroom 1

10' 1" x 9' 9" (3.07m x 2.97m) Two fitted wardrobes with sliding mirrored fronts. Radiator. Double glazed leaded light window over looking front aspect. Door to:

En Suite Shower Room

Partly tiled with a white suite incorporating walk in shower, w.c and wash hand basin with mixer tap and tiled splashback. Expel air. Tiled floor. Shavers point. Heated chrome towel rail;.

Bedroom 2

13' 5" x 8' 11" (4.09m x 2.72m) Fitted double wardrobe with sliding mirrored fronts. Radiator. Double glazed leaded light window over looking side aspect.

Bathroom

Partly tiled with a white suite incorporating bath with shower attachment, w.c and wash hand basin with mixer tap and tiled splashback. Tiled floor. Heated chrome towel rail. Expel Air. Down lighter. .

Outside

Allocated parking

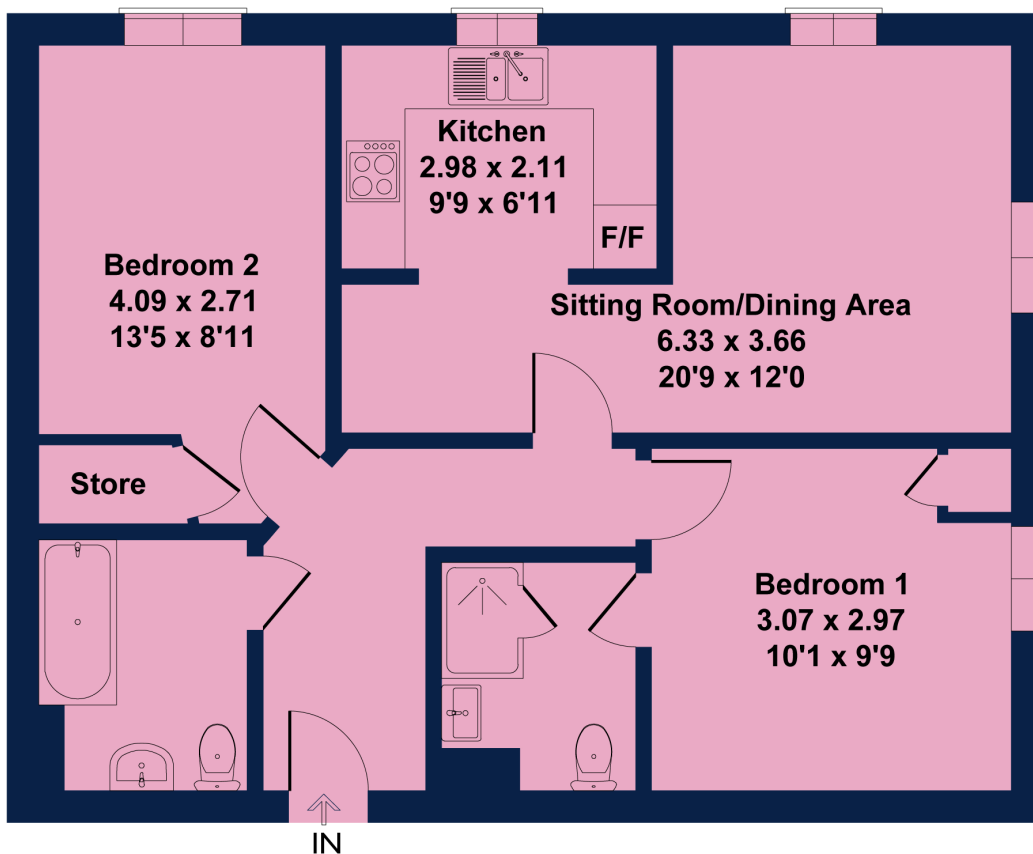
Parking space for one car.

Communal gardens



23 Drury Court

Approximate Gross Internal Area 64.6 sq m / 695 sq ft



Not to Scale. Produced by The Plan Portal 2025
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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		
(81-91)	B		
(69-80)	C	79	79
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

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