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3 Lambscroft Way, Chalfont St Peter, Buckinghamshire. SL9 9AY.

OIEO £650,000 Freehold

Situated in a highly sought-after and quiet residential area, this two-bedroom bungalow is just a short walk from the charming Chalfont St Peter village centre. The property is in need of updating throughout, making it an ideal opportunity for buyers seeking to personalise a home in one of Buckinghamshire's most desirable locations.

You enter the property via a private entrance into a welcoming central hallway, which provides access to all rooms and offers a clear flow through the home.

The living room is particularly generous in size and enjoys a bright aspect thanks to its wide bay window. Double doors lead through to the conservatory, which overlooks the garden and offers a peaceful additional living space.

Adjacent to the living room is the first double bedroom, while the second double bedroom is located next door, both offering excellent proportions and natural light.

The kitchen is positioned towards the front of the property and has a well-planned layout and could easily be modernised into a practical and contemporary space. The kitchen flows through to a separate dining room, which benefits from a front-facing bay window and could alternatively be opened up to create a larger kitchen/dining space, subject to the necessary consents.

Outside, the home enjoys access to a private garden, off-street parking, and is located on a quiet, well-regarded road with a strong sense of community.

The property is ideally located within walking distance of Chalfont St Peter village, which offers a wide range of local amenities including cafés, shops, restaurants, a library, doctors' surgeries, and well-regarded schools are easily accessible.

For commuters, the property is just 1.5 miles from Gerrards



Cross station, which offers fast and frequent direct trains to London Marylebone in under 20 minutes.

By road, the property is superbly connected, the M40 (Junction 1) is approximately 10 minutes away, giving easy access to the M25, Central London, and Heathrow Airport, which is around 20–25 minutes by car.

The area is also well served by local bus routes and lies close to open countryside and woodland walks, making it ideal for those seeking a balance between convenience and tranquillity.

Offered with no onward chain, this well-laid-out bungalow offers excellent potential in a prime Chalfont St Peter location. With spacious rooms, a practical layout, and the opportunity to renovate and modernise throughout, this property is a rare find, ideal for downsizers, renovators, or buyers looking for a home with long-term value in a prestigious and well-connected village setting.



Important Notice

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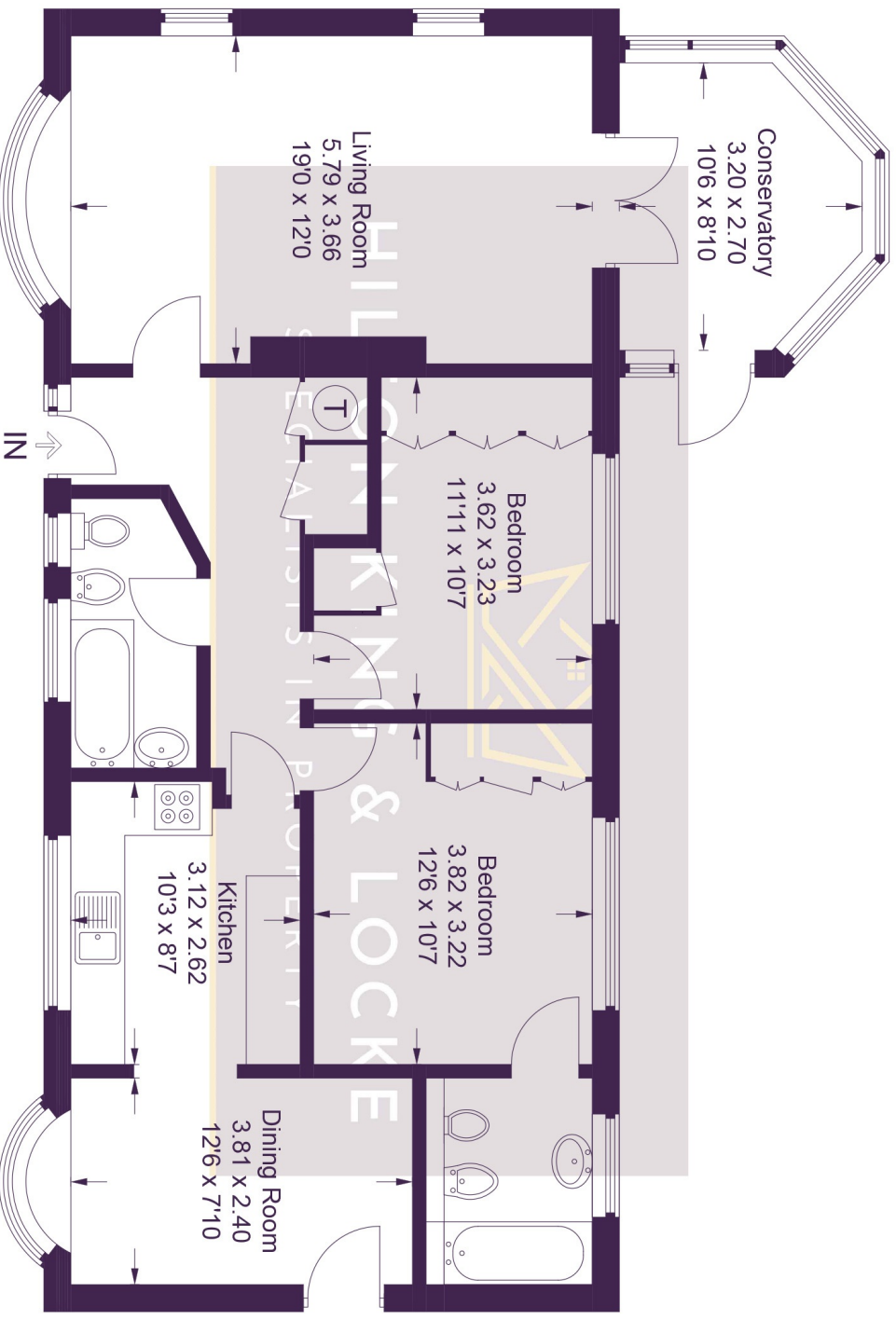


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3 Lambscroft Way

Approximate Gross Internal Area = 89.5 sq m / 963 sq ft



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.