




Andrew Murray & Co
Residential Sales and Lettings

4 Old Plough Close, Chearsley - £595,000

4 Old Plough Close, Chearsley, Buckinghamshire, HP18 0BU



4 Old Plough Close

Tucked away in a quiet cul-de-sac location in this most popular Buckinghamshire village, this is a thoughtfully extended and beautifully presented 4/5 bedroom family home with flexible accommodation arranged over two floors, garage and ample driveway parking, to the front, and beautifully planted and landscaped gardens, to the rear. With generous and well-proportioned rooms throughout, this property is ready to move into and is offered for sale with the added benefit of no onward chain.

Downstairs, there is welcoming entrance hall with doors leading off to all of the principal rooms. The sitting/dining room is a large, dual aspect and bright room with two sets of French windows opening into the garden, wooden flooring and a wood-burning stove. The kitchen/breakfast room is fitted with a good range of cupboards and worksurfaces and has plenty of space for a table and chairs. Leading from the kitchen is a useful utility room. A modern conservatory offers an additional relaxing seating area, with views over the garden. Furthermore, there are three double bedrooms, one with an ensuite shower room, and a shower room/guest cloakroom. Upstairs, there is a spacious master bedroom with built-in cupboards, a further bedroom, or study, and a well-specified bathroom. Additionally, there is plenty of eaves and roof space storage.

Outside, to the front, there is a sweeping gravel driveway which provides parking for several cars and access through to the detached garage. The very private and secluded rear garden is variously enclosed by wooden panel fencing and mature hedging. Laid partly to lawn with flower and shrub beds and borders and a paved terrace with space for outside dining in the warmer months, it is attractively landscaped and beautifully planted. Furthermore, there is a large timber shed.

Accommodation

Ground Floor

Entrance Hall, Kitchen/Breakfast Room, Sitting/Dining Room, Conservatory, Utility Room.

Guest Bedroom with ensuite Shower Room, two further double Bedrooms, Shower Room.

First Floor

Master Bedroom, Study/Bedroom 5, Bathroom.

Outside

Front and Rear Gardens, Driveway Parking, Garage, Garden Shed.



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Chearsley

Chearsley is a highly sought-after and elevated Buckinghamshire village which benefits from a village shop, a church, a popular pub and a nursery school. There is a highly regarded primary school in the neighbouring village of Cuddington.

For a wider selection of amenities, Long Crendon is about 2 miles away and the historic market town of Thame is about 4 miles away in South Oxfordshire. A wide range of leisure and sporting facilities, pubs, cafés and restaurants and high street stores are to hand.

Further and more comprehensive facilities can be found in Aylesbury and Oxford, about 6 and 12 miles away respectively.



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Directions

From our town centre offices, depart Thame on the B4011 in a north-westerly direction towards Long Crendon. Continue into Long Crendon and, at the first roundabout, turn right onto the Chearsley Road. Proceed to Chearsley and upon arrival in the village, take the second right turn, on the right hand bend, into School Lane. Old Plough Close is the first turning on the left and no.4 can be found, after a short distance, on your left.

Transport Links

M40 Motorway (Junction 7) - 8 miles

Haddenham and Thame railway station - 3.5 miles

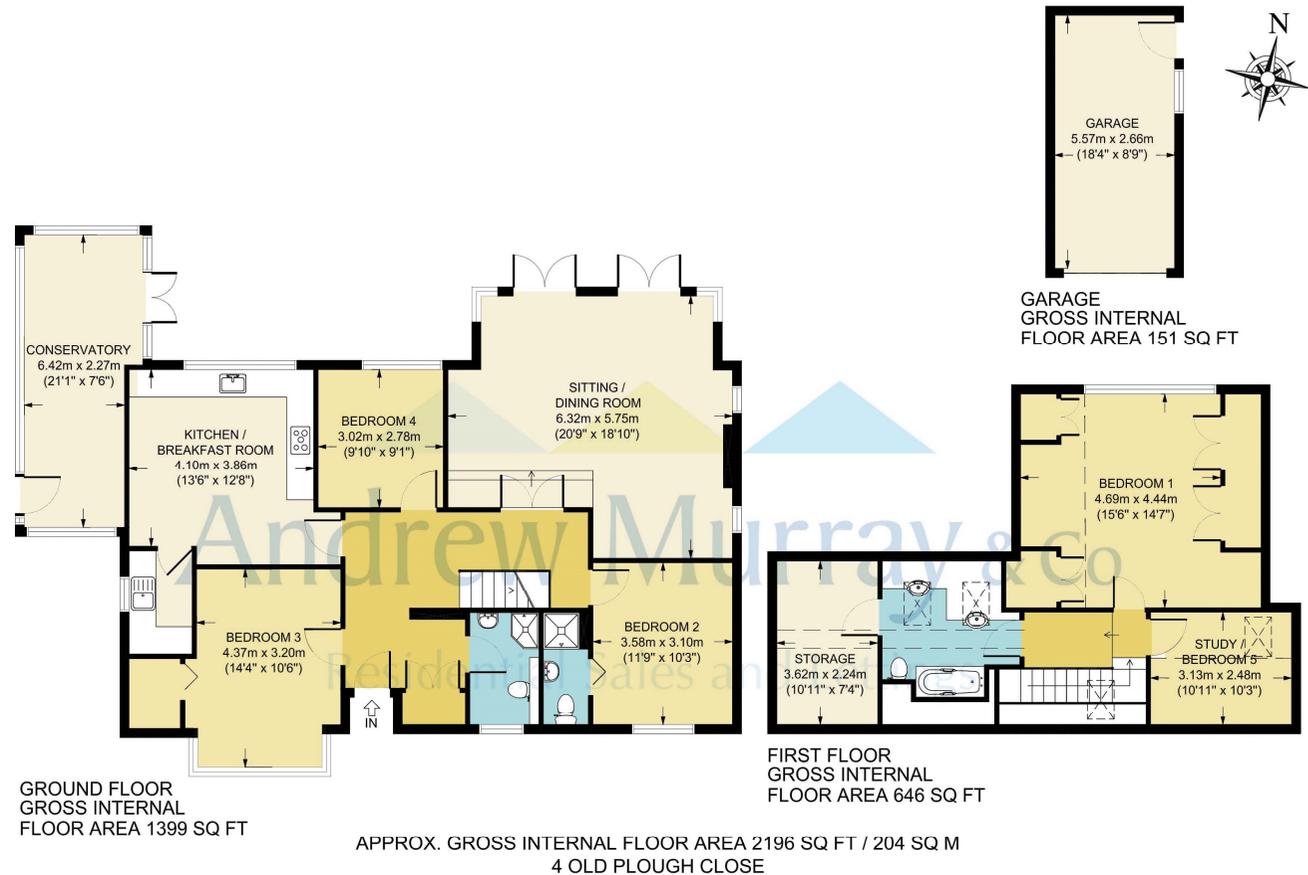
Local Bus service

Broadband

Up to 67 Mbps

Tenure

Freehold



All measurements of walls, doors, windows, fittings and appliances, including their size and location, are shown as standard sizes and therefore cannot be regarded as a representation by the seller.

Services

Mains electricity, water and drainage
LPG central heating

Local Authority

Aylesbury Vale District Council

Tax Band

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Andrew Murray & Co
98 High Street, Thame,
Oxfordshire, OX9 3EH

01844 211800
sales@andrew-murray.co.uk
www.andrew-murray.co.uk