



42 Millway Furlong, Haddenham, Buckinghamshire, HP17 8SD



Accommodation

Ground Floor

Entrance Hall, Sitting Room, Kitchen/Breakfast Room, Cloakroom.

First Floor

Master Bedroom with Ensuite Shower Room, Two Further Bedrooms, Family Bathroom.

Second Floor

Bedroom.

Outside

Enclosed Rear Garden, Allocated and Visitor Parking.

42 Millway Furlong

Situated on this outstanding development of modern family homes by renowned local developer and housebuilder W E Black and located within easy reach of the railway station and a regular local bus route, this is a very well-appointed 4 bedroom end-terrace family home with enclosed sunny south-west facing garden and allocated parking. The property is sold with the added benefit of no upward chain.

Downstairs, there is a large sitting room to the front, a beautifully fitted kitchen/breakfast room with integrated Bosch appliances, bay window and French windows leading into the garden, a guest cloakroom and a useful downstairs cupboard. To the first floor, there is a master bedroom with ensuite shower room, two further bedrooms and a fully fitted family bathroom. To the second floor, there is a large double bedroom.

Outside is a lovely and sunny south-west facing and enclosed garden, laid to lawn with rear pedestrian access. To the rear, there is allocated and visitor parking.



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Haddenham

The picturesque and historic village of Haddenham is set on the Buckinghamshire / South Oxfordshire border. It offers an array of local amenities including a village hall, a library, Primary and Middle schools, a variety of shops, cafés, pubs and restaurants, a garage, a health centre and a pharmacy. This active village runs a number of village events and has a busy social scene with a variety of local clubs. It boasts some delightful period buildings and a picturesque village green with a duck pond overlooked by the church.

More comprehensive recreational and shopping facilities can be found in Thame, about 2½ miles away, and in Aylesbury and Oxford, about 5 and 12 miles away respectively. Fast train services from Haddenham and Thame Parkway to London Marylebone are now within 38 minutes and there is now a train connection to Oxford, making this an ideal commuter village.



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Directions

Leave Thame in a north-easterly direction travelling on the A418 towards Aylesbury. After about $\frac{2}{3}$ mile fork right, signposted to Haddenham. Continue into the village, passing the railway station, and take the next left turn into Pegasus Way. Follow the road to the T-junction and the property is on your left. Parking is to the rear of the property.

Transport Links

M40 Motorway (Junction 6) - 8 miles.

Haddenham and Thame railway station - 0.1 miles - (London Marylebone from 38 minutes).

Regular Bus Service 280 - Aylesbury to Oxford via Haddenham, Thame and Wheatley.

Broadband

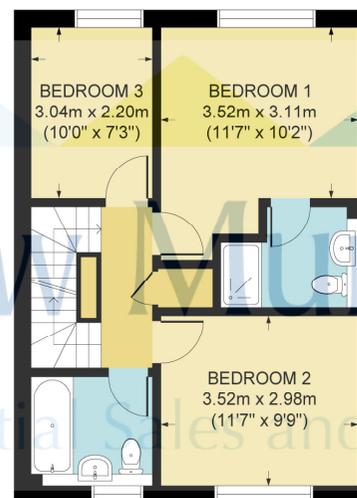
Superfast Enabled - Maximum Available Speed: 68.00 Mbps.

Tenure

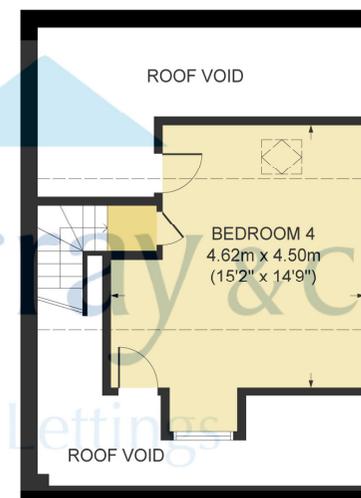
Freehold.



GROUND FLOOR
GROSS INTERNAL
FLOOR AREA 526 SQ FT



FIRST FLOOR
GROSS INTERNAL
FLOOR AREA 503 SQ FT



SECOND FLOOR
GROSS INTERNAL
FLOOR AREA 247 SQ FT

APPROX. GROSS INTERNAL FLOOR AREA 1276 SQ FT / 119 SQ M
42 MILLWAY FURLONG, HADDENHAM, AYLESBURY, BUCKINGHAMSHIRE, HP17 8SD

All measurements of walls, doors, windows and fitting 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 gas, electricity, water and drainage.

Local Authority

Aylesbury Vale District Council

Tax Band

E

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