



2 Millway Furlong, Haddenham, Buckinghamshire, HP17 8SD



Accommodation

Ground Floor

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

First Floor

Two Double Bedrooms, Family Bathroom.

Outside

Enclosed Rear Garden with Rear Access and Shed, Allocated Parking Space.

2 Millway Furlong

Situated on this outstanding development of modern family homes by renowned local developer and housebuilder W E Black located on the edge of Haddenham and within easy reach of the railway station, this is a very well-appointed, 2 bedroom, mid-terrace home with enclosed, landscaped garden and an allocated parking space. The property has been well maintained by the current owners and upgraded with luxury wood effect Karndean flooring to the entrance hall and sitting/dining room.

Downstairs, there is a welcoming entrance hall with doors to the cloakroom, kitchen and sitting/dining room and stairs to the first floor. The kitchen is fitted with a good range of modern high-gloss Symphony base and wall units and integrated appliances. The sitting/dining room overlooks, and has French windows leading into, the garden. It is a good sized, bright room and further benefits a large understairs cupboard. Upstairs, there are two double bedrooms, one with built in wardrobes, and a fully fitted family bathroom with Karndean flooring.

Outside there is a lovely enclosed garden, beautifully landscaped and planted, with a timber shed and rear, gated, access. One allocated parking space is located nearby, along with visitor parking spaces within the development.



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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 37 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. Take the first left into Millway Furlong, follow the road around to the left and No.2 can be found on your left.

Transport Links

M40 Motorway (Junction 6) - 8 miles.

Haddenham and Thame railway station - 0.1 miles - (London Marylebone from 37 minutes).

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

Broadband

Average broadband speed within this postcode - 300 Mb (source - rightmove.co.uk)

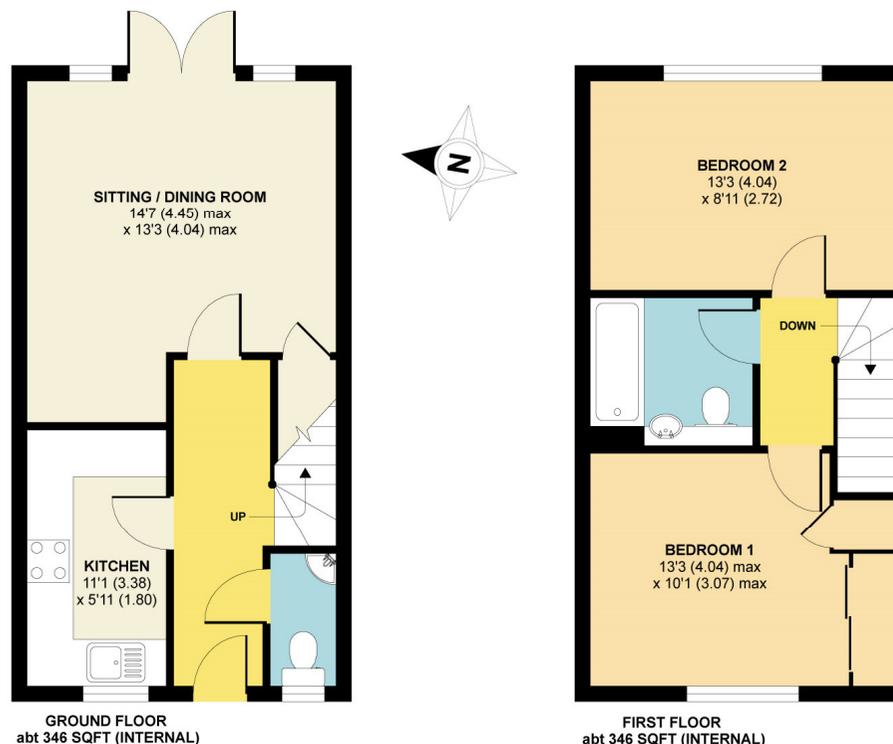
Tenure

Freehold.

Millway Furlong, Haddenham, Aylesbury

Approximate Area = 692 sq ft / 64.3 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2020. Produced for Andrew Murray & Co LTD. REF: 630255



Services

Mains gas, electricity, water and drainage.

Local Authority

Buckinghamshire Council

Tax Band

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