

# Hamptons

INTERNATIONAL



**Chinnor Road, Bledlow, Ridge, High Wycombe, HP14**

3  2  3 

GUIDE PRICE

**£1,200,000**

**(£1,195,000)**

## Property details

---



### Key features

- Originally built in 17th century - uti
- Stunning countryside views
- Mature wrap-around gardens meas
- Attractive Chiltern village location
- Wealth of characterful period featu
- Garage
- Outbuildings

**Chinnor Road, Bledlow, Ridge, High Wycombe, HP14**

GUIDE PRICE

**£1,200,000**

**(£1,195,000)**

3 2 3

## Description

Dating back to the 1700s and subsequently extended, this beautiful property combines numerous period features with modern life, perfectly adapted to the 21st lifestyle. Three bedrooms, magnificent views and well-maintained gardens of over half an acre. On a quiet lane in the heart of the village, the property is discreetly set back from the road and offers a great deal of privacy. Originally built in the 17th century as three workers' cottages, we believe the family room extension was completed in the 1960s. Together with the kitchen, the family room was remodelled in 2016 and the utility room extension was also added at this time. The family room now has a wood-burning stove and two pairs of double doors to the terrace, where the eye is drawn to the rolling Chiltern countryside and far-reaching views. Upon entering the property via the porch into the reception dining room, one is immediately struck by the sense of history; exposed beams and an inglenook fireplace add to the ambiance. The dining room adjoins the kitchen which has a range of units, an electric Aga, a butler's sink, built-in appliances and space for a breakfast area. To the other side of the house, the sitting room has a wood-burning stove within the inglenook fireplace and a pretty triple aspect views of the gardens. A bathroom completes the ground floor accommodation. Two staircases provide access to the three bedrooms and shower room on the first floor. The two double bedrooms are dual aspect and have built-in wardrobe cupboards. Outside The wrap around gardens are truly enchanting and a pleasing combination of formal, landscaped areas, lawns, vegetable raised beds and paved terrace to admire the far reaching views. There is a large gravel sweep past a magnificent weeping willow to offer plentiful parking in front of the outbuilding and detached garage. Situation This property occupies an attractive position in the heart of Bledlow Ridge; an area of Outstanding Natural Beauty, surrounded by stunning countryside. The village offers a community-owned pub, The Boot, an OFSTED-rated "Good" (2023) primary school, a village shop, a tennis/cricket club, village hall, cafe and the church is just across the road. Princes Risborough (5 miles) and High Wycombe (6 miles) have extensive shopping options and rail links to London Marylebone (fast train - 45 and 40 minutes respectively). Saunderton Station is just 2.3 miles distant and the London fast train takes approximately 45 minutes. Set within catchment for High Wycombe and Aylesbury grammar schools; further details may be obtained from the local authority. Property Ref Number: HAM-56734











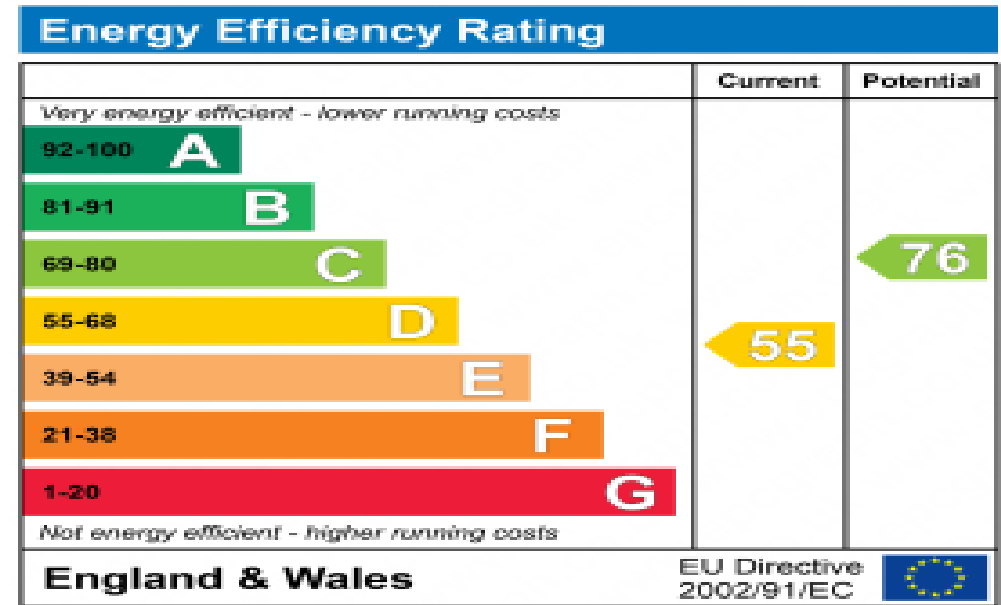










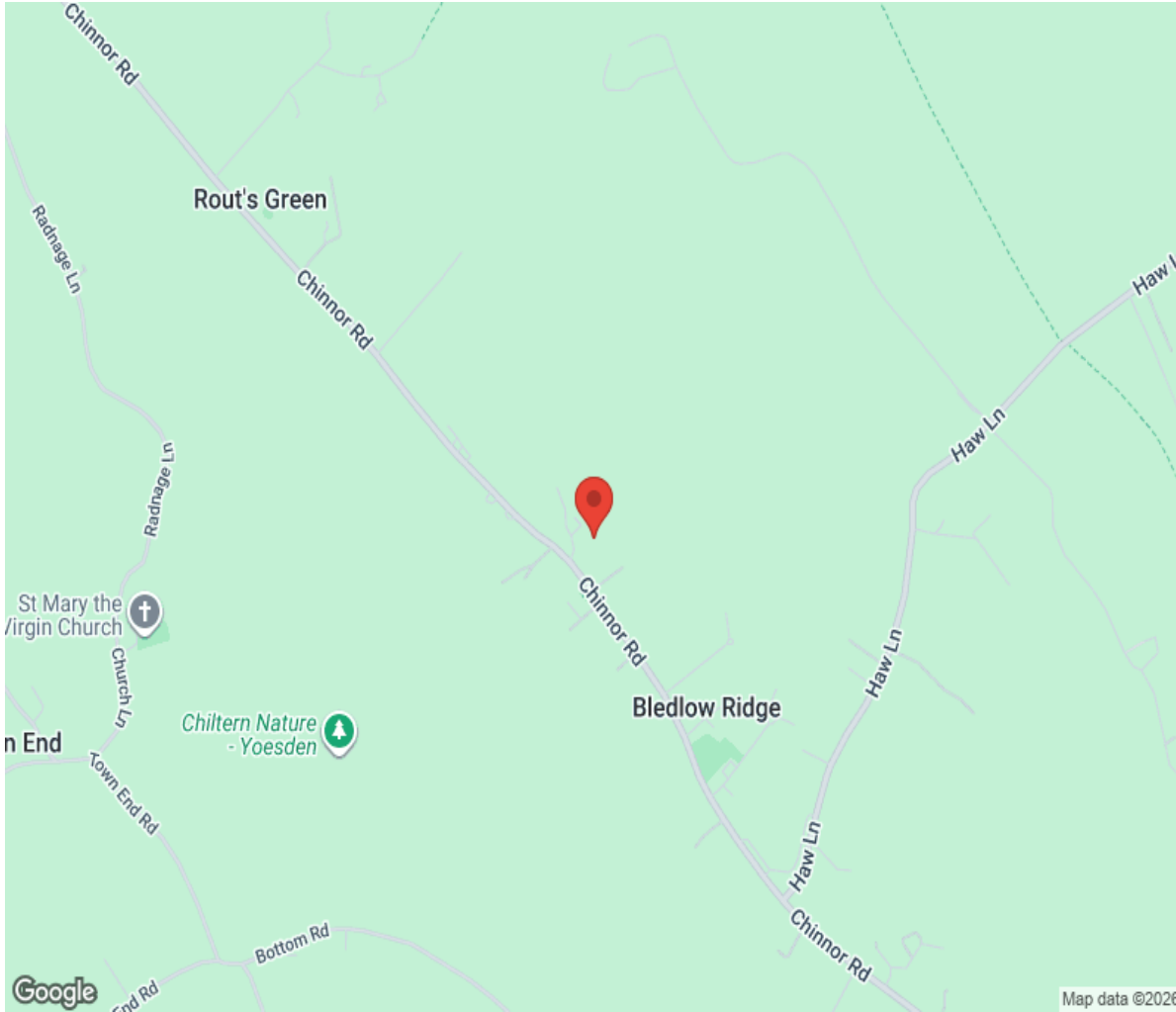


# Floor plan



# Location

---



**Hamptons**

INTERNATIONAL

**+44 (0)20 8618 4551**

**[international@hamptons.co.uk](mailto:international@hamptons.co.uk)**

**[www.hamptons-international.com](http://www.hamptons-international.com)**