

Hamptons

INTERNATIONAL



Chinnor Road, Bledlow Ridge, HP14

6  5  6 

OFFERS IN EXCESS OF

£2,650,000

(£2,650,000)

Property details



Key features

- **Stunning views. Six double bedroom**
- **Landscaped gardens & paddock tot**
- **electricity**
- **mains water and drainage.**

Attributes

 **Equestrian facilities**

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Description

Located on a private lane in a discreet position and concealed from the road, this impressive six-bedroom period property benefits from a splendid annexe/ancillary accommodation, commanding spectacular views across the National Trust village of Bradenham. Originally built in the 1930s, this is a truly special house in a wonderfully discreet location on the edge of this thriving community spirited village. It offers magnificent and far-reaching views across rolling Chiltern countryside; an idyllic family house with ample space for entertaining. It was extended in the 1960s, creating a wing for the new drawing and dining rooms with large bedrooms above. The approach to the house is via electrically-operated double gates and a sweeping, brick paviour driveway to the front door. The entrance hall opens to the main reception rooms, notably the drawing room, dining room, family room and study. The triple aspect drawing room has a working fireplace with an attractive Bath stone mantel and the study and family room both have bespoke fitted furniture. Heading to the original wing, the breakfast room opens onto the Mark Wilkinson kitchen with an electric Aga and integrated Miele appliances. Both the kitchen and utility room have granite work surfaces with key rooms benefiting from built-in surround sound. Many of the rooms have solid oak flooring and the kitchen, breakfast room, utility and all bath/shower rooms have underfloor heating. Rising to the first floor, there are five bedrooms, a family bathroom and a shower room. The principal bedroom is wonderfully light thanks to its triple aspect, offering magnificent views. It has a range of Hulsta fitted wardrobes as well as an en suite shower room. The second floor provides ample eaves storage. Separate to the house itself, there is good sized annexe/ancillary accommodation which has recently been beautifully finished and comprises of a large sitting room with vaulted ceiling, kitchen breakfast room, utility room, cloak/shower room and bedroom with en-suite shower. Outside The property occupies an elevated position in magnificent and beautifully maintained grounds. The drive provides space to park numerous cars and leads to the stable block. There is a path to the pool house and swimming pool which is surrounded by travertine paving. The mature gardens are perfectly zoned and have a number of level areas which is unusual on the Ridge. Additionally, there is a large lawn with a paddock below and a pond adds to the enchanting environment. Situation The property occupies a beautiful spot in a quiet no-through road on the edge of the attractive village of Bledlow Ridge which is surrounded by stunning countryside. The village is known for its thriving community spirit with a vibrant cricket and tennis club - also used for social gatherings - and a children's playground. The local pub, The Boot, is community owned. Everyday needs can be provided for by the local shop whilst the towns of Princes Risborough (4.9 m) and High Wycombe (5.4 m) are nearby. Buckinghamshire is renowned for its state and private education and there are highly regarded state and private schools in the area including Wycombe Abbey for girls, The Royal Grammar School for boys and the Bledlow Ridge primary school. Trains run from Saunderton (2 miles) to London in 39 minutes (fast train). Property Ref Number: HAM-1117 Additional Information Ground source energy, electricity, mains water and drainage.















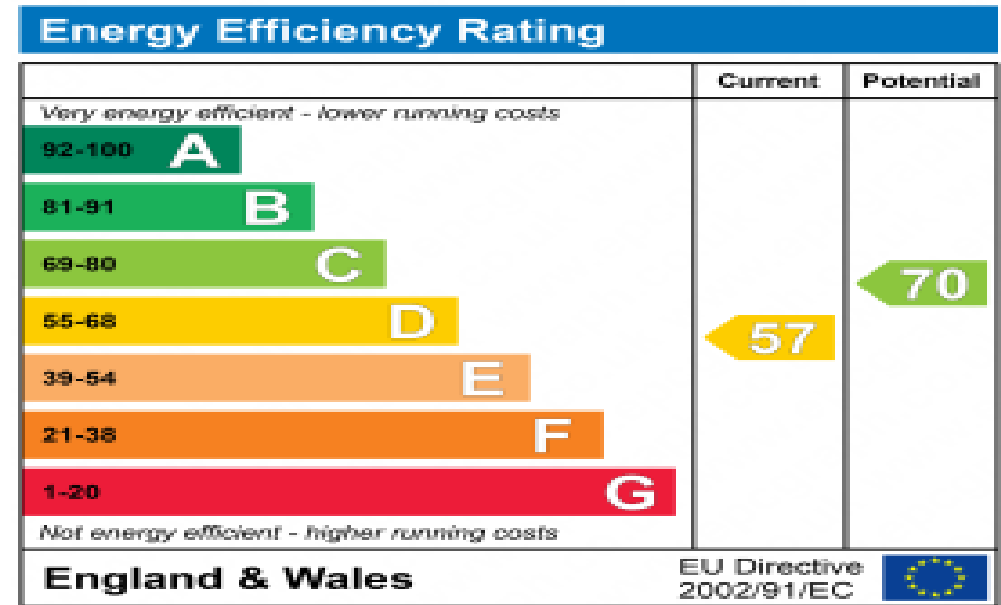












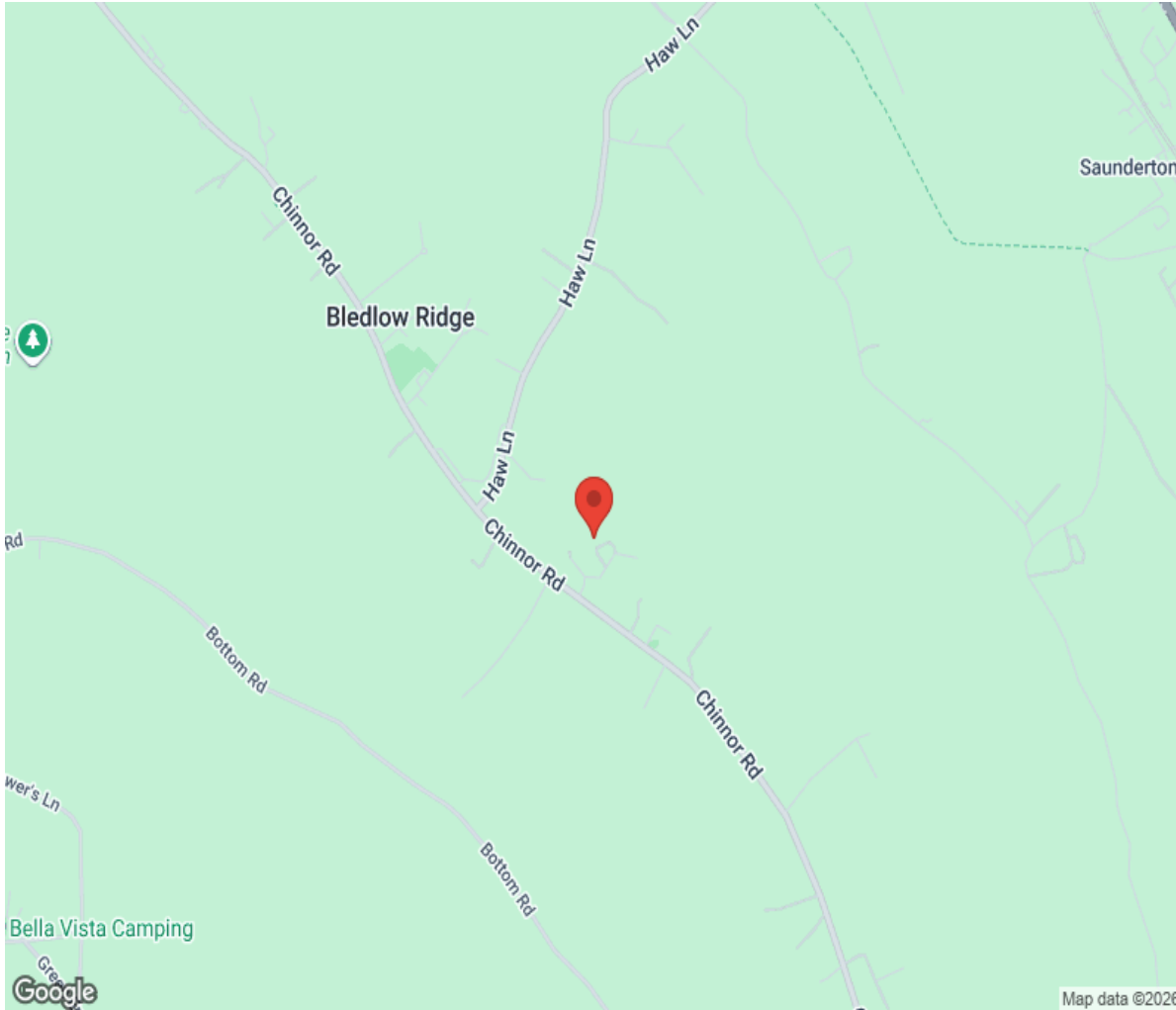
Floor plan

Approximate Area = 4197 sq ft / 389.9 sq m (excludes plant room)
Annexe = 916 sq ft / 85.1 sq m
Outbuildings = 931 sq ft / 86.5 sq m
Total = 6044 sq ft / 561.5 sq m
For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition.

Location



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