

Hamptons

INTERNATIONAL



Amy Lane, Chesham, HP5

3  1  1 

GUIDE PRICE

£620,000

(£615,000)

Property details



Key features

- **Three bedroom house**
- **Sitting Room**
- **Large Kitchen dining room**
- **Family bathroom**
- **Rear Garden**
- **Parking**
- **Outbuilding**
- **Beautifully presented.**

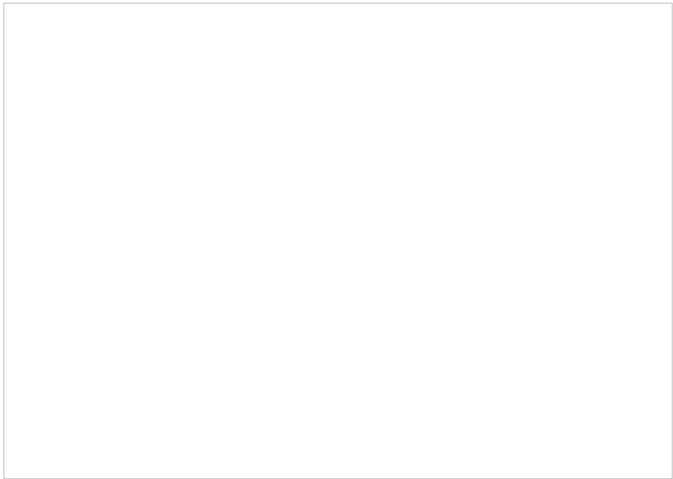
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Description

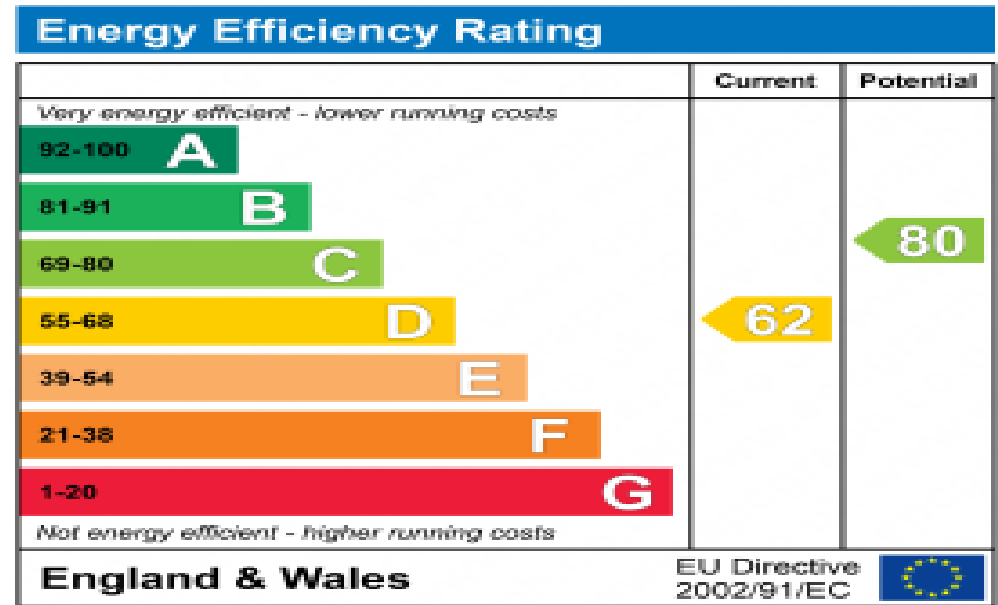
This charming terrace cottage is beautifully presented and forms part of an attractive mews, situated in the highly desirable 'Old Town' of Chesham. Offering access to the front and rear of the house, the property also has the benefit of private parking. This attractive three bedroom brick and flint terrace cottage at the heart of Chesham Old Town. This charming home offers a perfect blend of character features combined with the excellent specification and efficiency of a modern home. Step inside to discover a welcoming sitting room, positioned at the front of the house and offering a comfortable retreat with a traditional cottage feel. To the rear, the home opens into an impressive kitchen/dining room. The well-appointed kitchen features a good range of fitted cabinetry, ample work surfaces, and integrated appliances. This bright and sociable space provides plenty of room for dining and entertaining, with direct access to the rear. Upstairs, the first floor hosts a generously sized principal bedroom along with a well-appointed family bathroom. The second floor features two further bedrooms, perfect for children, guests, or a home office. Outside To the rear of the property is a shared driveway that provides off road parking for one car and is set behind a gated entrance. Beyond this area is a delightful garden which is predominantly laid to lawn with a variety of mature shrubs and trees that give a degree of colour and interest. Adjoining the house is a decking area, ideal for outdoor entertaining. The property can be accessed to the front via a pedestrian pathway from Amy Lane and opposite the house is an outbuilding which is currently used as extra storage space. Situation The property is conveniently located within half a mile of the town centre and its Metropolitan line train station. There are various amenities and recreational facilities in the local area, including a gym with tennis courts and outdoor heated swimming pool near to the house. For the commuter, there are regular Metropolitan Line services to Baker Street, whilst road transport to London and beyond has convenient access to the M25 at Chorleywood or from the nearby A41. Chesham offers a variety of shopping with Waitrose and Sainsburys as well as local independent shops. The area is renowned for its excellent range of schooling, both primary and secondary, including Chesham Grammar and both Dr Challoner's Schools. Admission criteria can be found on www.buckscc.gov.co.uk. Property Ref Number: HAM-64621





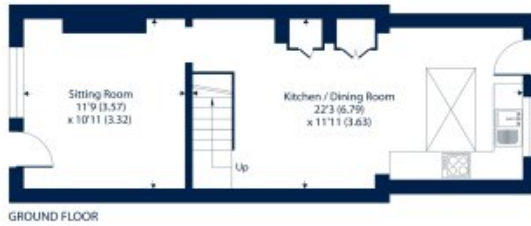
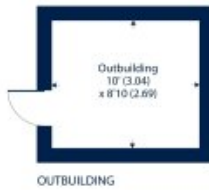






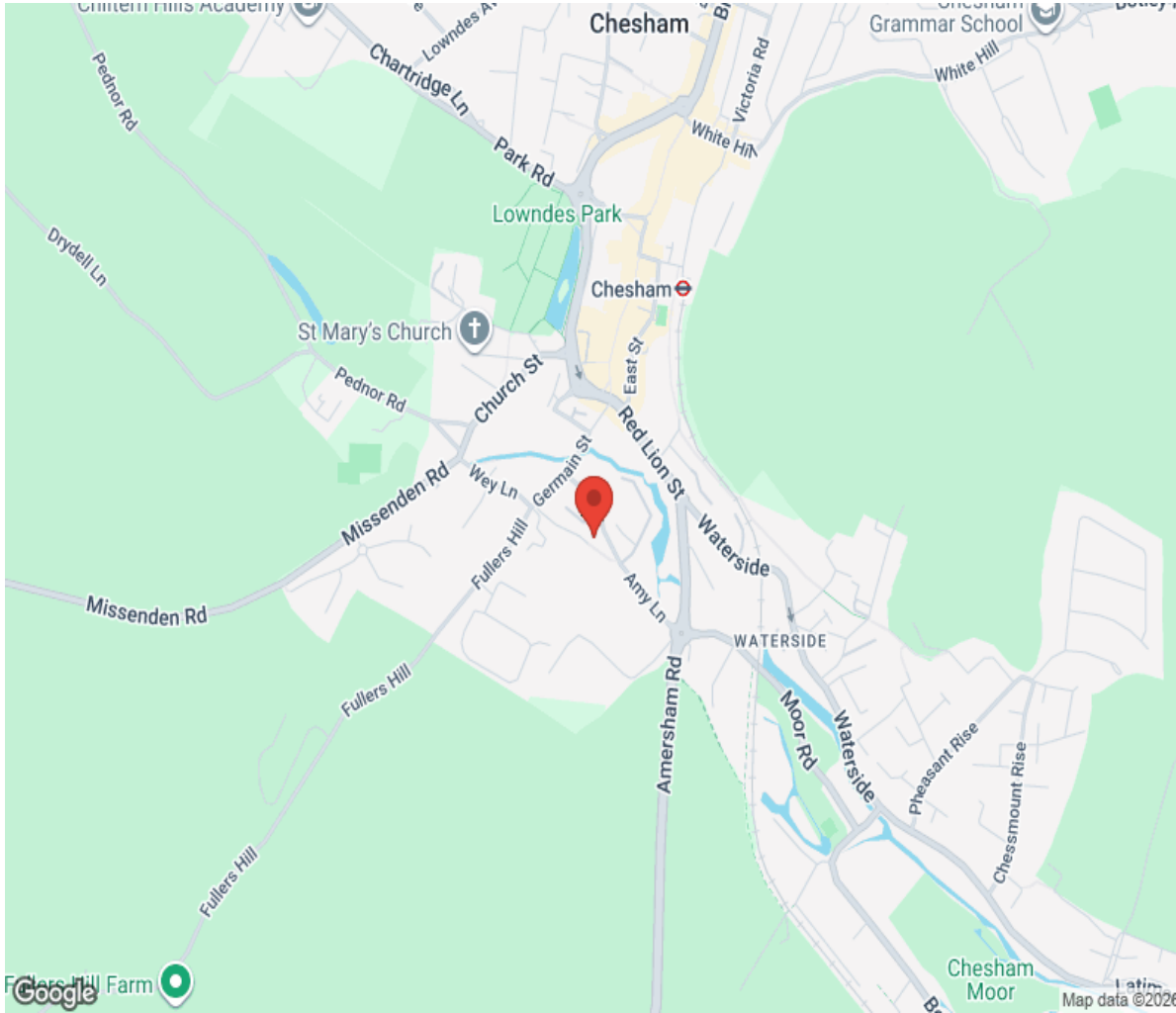
Floor plan

Approximate Area = 862 sq ft / 80 sq m
Outbuilding = 88 sq ft / 8.1 sq m
Total = 950 sq ft / 88.1 sq m
For identification only - Not to scale



Floor plan produced in accordance withRICS Property Measurement 2nd Edition.

Location



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+44 (0)20 8618 4551

international@hamptons.co.uk

www.hamptons-international.com