



Compton Road, Wendover - HP22 6HR
£480,000

 **TIM RUSS**
& Company



Compton Road

Wendover, Aylesbury

- Close to Wendover Woods and High Street
- Three Bedrooms
- Large Corner Plot
- Quiet Cul-De-Sac
- Two Reception Rooms
- Guest Cloakroom

Wendover is a most attractive thriving village set at the foot of the Chiltern hills just to the south east of the county town of Aylesbury. Road access to London could either be via the A413 and M40 or the A41 and M1. The village has a railway station, at the top of the high street on the Chilterns railway line providing commuter services to Marylebone in 45-50 minutes. It also offers good day to day shopping facilities and has a regular weekly market on Thursdays, Health Centre, Dentists, Library. There are schools in the village for all ages and the renowned grammar school and high schools are in Aylesbury together with the Sir Henry Floyd co-ed Grammar school. There are many opportunities for recreation close to the village including Wendover Woods and Coombe Hill and most sports are available in the Aylesbury Vale



Compton Road

Wendover, Aylesbury

Set on a large corner plot, this three bedroomed semi-detached house offers scope to extend if required, subject to the necessary planning consents.

Situated in a tucked away location in a quiet cul-de-sac, this three bedroom semi-detached house is situated on a superb corner plot and offers ample scope for extension or for the erection of a large garage/workshop, subject to the necessary planning consents.

The well-presented accommodation comprises: porch, entrance hall with large coats cupboard and understairs cupboard, cloakroom, sitting room, kitchen fitted with a range of base and wall mounted cupboards, door to garden and integrated oven, hob and extractor. The dining room has sliding patio doors leading out to the garden, and to the first floor there are three bedrooms (two with built-in wardrobe cupboards), a family bathroom and a separate WC.

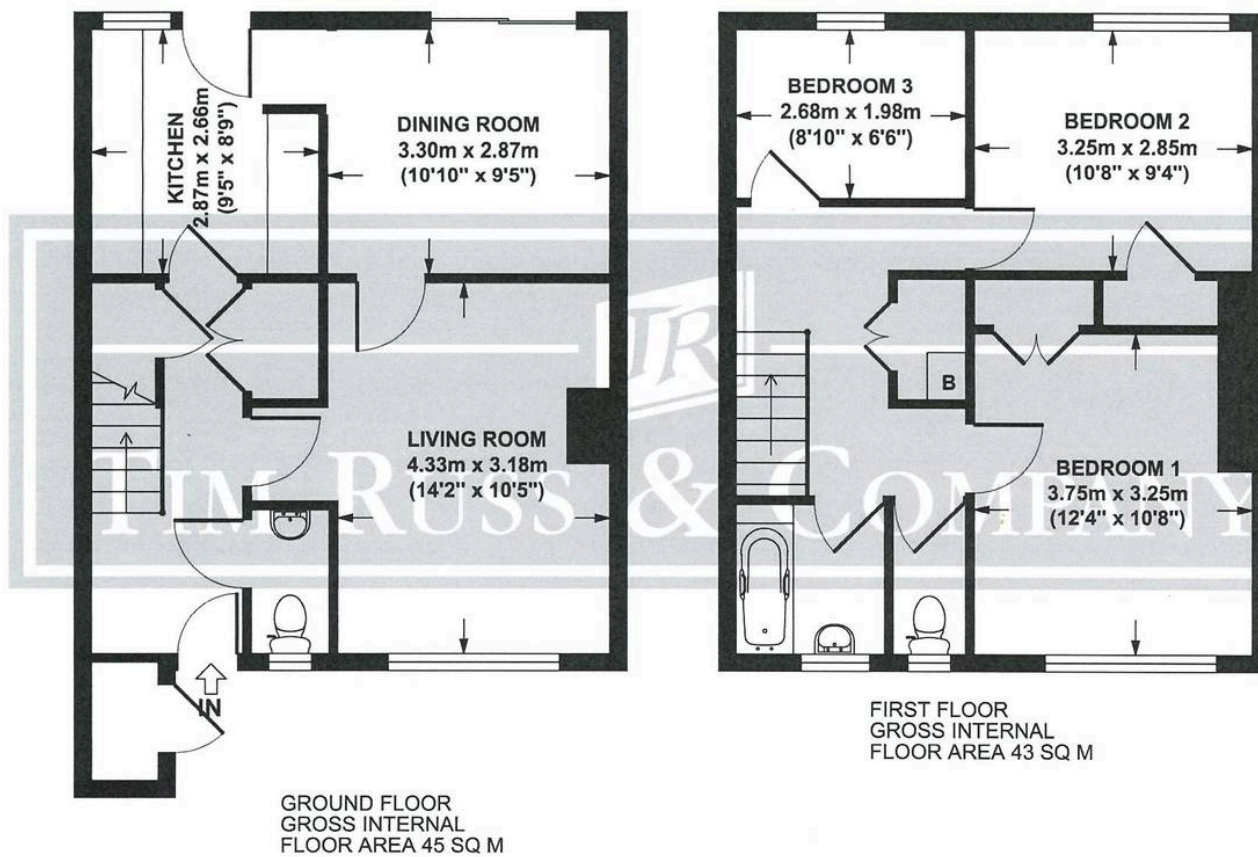
The property benefits from all main services with gas fired central heating and double glazing.

Council Tax band: D

Tenure: Freehold

EPC Energy Efficiency Rating: C





COMPTON ROAD, WENDOVER, HP22 6HR
 APPROX. GROSS INTERNAL FLOOR AREA 88 SQ M / 948 SQ FT
 FLOOR PLAN FOR IDENTIFICATION PURPOSES ONLY -NOT TO SCALE

Tim Russ and Company

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