



Chorley Chilton Close, Penn - HP10 8AQ
£795,000

 **TIM RUSS**
& Company



Chorley Chilton Close

Penn, High Wycombe

- Set in a quiet cul de sac location on this newly constructed development, close to regarded schools, transport links and amenities
- Loft room with carpet and light which could easily be converted into a fourth bedroom
- The property has the advantage of an air source heat pump and a B EPC Rating
- Light and airy welcoming entrance hall with downstairs cloakroom and sitting room with large picture window
- Stunning large open plan kitchen/dining room with French doors to patio and garden
- German manufactured handle less style kitchen with integrated Bosch appliances, Quartz worktops, ample storage and large island unit
- Bespoke tv unit with fluted wall and adjacent utility room with door to garden
- Principal bedroom with contemporary ensuite shower room and two further bedrooms served by the modern family bathroom
- Landscaped rear garden with patio area enclosed by timber fencing
- Driveway parking with EV Charging point



Hazlemere is conveniently located between High Wycombe and Amersham offering excellent commuter links into London, both with regular trains into Marylebone. Within a short walk is a local parade of shops. Restaurants can be found on Hazlemere Crossroads and at Park Parade there a wider range of amenities. The property is in walking distance of Manor Farm schools, a car ride away you have the options of The Royal Grammar School & John Hampden Grammar School (for boys), Beaconsfield High School and Wycombe High School



Chorley Chilton Close

Penn, High Wycombe

New build semi-detached house in a quiet cul de sac. Large open plan kitchen/dining area, landscaped garden, ensuite, driveway with EV charging. Modern living near regarded schools & transport.

Nestled within a peaceful cul de sac setting, this exquisite 3-bedroom semi-detached house presents a rare opportunity to embrace modern living in this newly developed site. Conveniently located near highly regarded schools, excellent transport links, and local amenities, this property offers the perfect blend of comfort and convenience. Step inside the inviting entrance hall flooded with natural light, leading to a downstairs cloakroom and a cosy sitting room adorned with a large picture window. The heart of the home awaits beyond, with a breath-taking open plan large kitchen/dining room featuring French doors that open to a private patio and a meticulously landscaped garden. The German manufactured handle less kitchen boasts integrated appliances, Quartz worktops, ample storage, and a sizeable island unit, complemented by a bespoke TV unit and an adjacent utility room.

The stylish principal bedroom is a tranquil retreat with its contemporary ensuite shower room, while two additional bedrooms share a modern family bathroom. There is also a loft room offering versatility and comfort, complete with carpeting and lighting for added convenience which could easily be converted to a fourth bedroom.

Outside, the landscaped rear garden provides a serene outdoor oasis with a spacious patio area framed by timber fencing, perfect for relaxing or entertaining. Further enhancing the appeal of this property is the high specification kitchen with integrated appliances, Quartz worktops, ample storage, and a sizeable island unit, complemented by a bespoke TV unit and an adjacent utility room.





Tim Russ and Company

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