



Elm Trees, Long Crendon - HP18 9DG  
£650,000

 **TIM RUSS**  
& Company



## Elm Trees

Long Crendon, HP18 9DG

- DETACHED FAMILY HOME
- FOUR BEDROOMS
- DOUBLE GLAZING & GAS CENTRAL HEATING
- GARAGE ON OWN DRIVE
- EXCELLENT SCHOOL CATCHMENT AREAS
- SOUGHT AFTER CUL -DE SAC IN LONG CRENDON
- FRONT & REAR GARDENS
- CHAIN FREE SALE



# Elm Trees

Long Crendon, HP18 9DG

Nestled in a highly sought-after cul-de-sac in Long Crendon, this detached family home offers spacious and versatile living, combined with the opportunity to modernize for modern lifestyles.

Step inside to discover four well-proportioned bedrooms, each designed to provide comfort and privacy, making it perfect for growing families or those needing extra space for guests or a home office.

The property benefits from double glazing and gas central heating.

The welcoming entrance hall leads to generous living areas, where natural light floods in, creating a bright and inviting atmosphere for both entertaining and every-day moments. The kitchen is thoughtfully laid out for family meals or casual breakfasts, while the adjoining dining and lounge spaces offer flexible options for relaxation and hosting. A private garage on its own drive provides secure parking and additional storage.

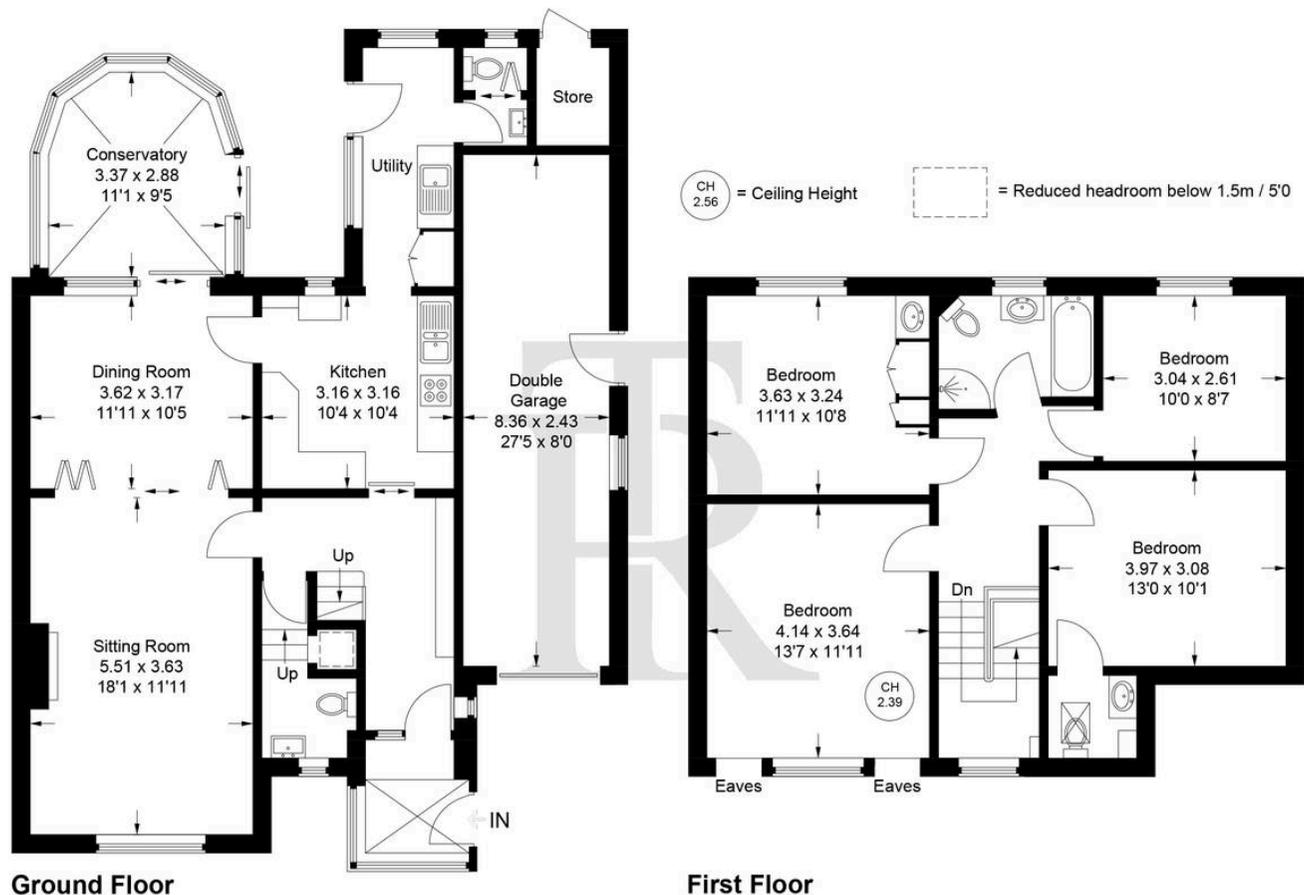
Located within excellent school catchment areas, this home is ideal for families prioritising education and community. Offered for sale with no onward chain, this property presents a rare opportunity to settle in desirable Long Crendon where comfort, convenience, and a quality living environment combine.

Council Tax band: TBD

EPC: D

Tenure: Freehold





### 13 Elm Trees, HP18 9DG

Approximate Gross Internal Area  
 Ground Floor = 77.6 sq m / 835 sq ft  
 First Floor = 68.5 sq m / 737 sq ft  
 Double Garage = 20.2 sq m / 217 sq ft  
 Store = 2.0 sq m / 21 sq ft  
 Total = 168.3 sq m / 1810 sq ft

Floor Plan produced for Tim Russ & Company by Media Arcade ©.

Illustration for identification purposes only. Window and door openings are approximate. Whilst every attempt is made to assure accuracy in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.



## Tim Russ and Company

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 Checks are carried out by our partners at Lifetime Legal for a non-refundable £65 (incl. VAT) fee, paid directly to them.  
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