



**Trinity Cottage, Church Street, Stokenchurch, Buckinghamshire, HP14 3UJ**

**£425,000**

# Trinity Cottage Church Street

Stokenchurch, High Wycombe

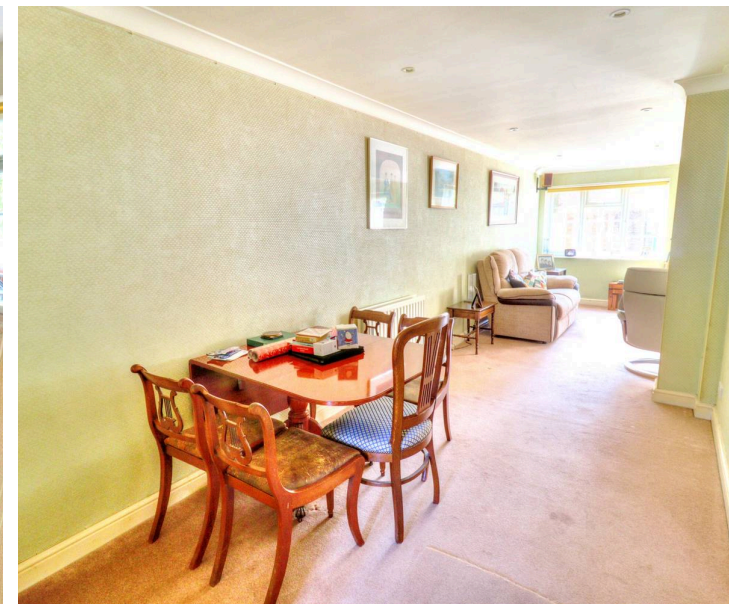
- Spacious Three Bedroom Terraced Home
- Located Within The Heart Of The Village
- Provides Easy Access To Village Amenities
- Living Room With feature Fireplace & Study Area
- Three Double Bedrooms With En-Suite To Main Bedroom
- Offered With No Onward Chain

Stokenchurch is a popular village nestled in the Chiltern Hills surrounded by open countryside. There are a number of local shops, café, library and some local pubs. There is also healthcare provision with both a Doctor and Dental surgery, and a chemist in the village. The schools within the area are all highly regarded. The area boasts beautiful countryside and is nearby to the riverside Town of Marlow and the larger Town of High Wycombe which offers more extensive facilities. Junction 5 of the M40 is located nearby and is ideal for the commuter both to London, Oxford and Birmingham, via either the motorway or the mainline railway service direct to Marylebone, Oxford and Birmingham located at High Wycombe approximately 9 miles away.

Council Tax band: D

Tenure: Freehold

EPC Energy Efficiency Rating: C



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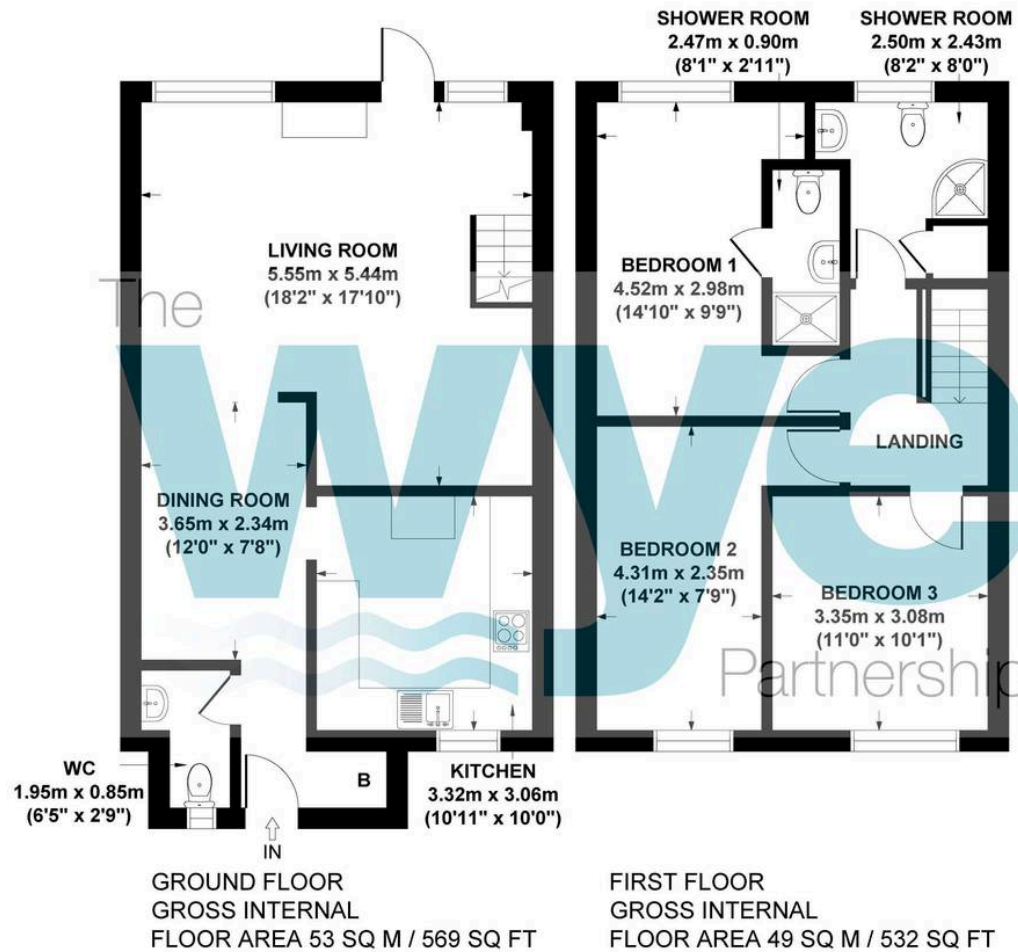
A deceptively spacious three bedroom home found in the village centre.

Located in the heart of the village overlooking a small green in front of the local church is this three bedroom terraced home that requires a degree of updating. Offered with no onward chain, easy access to village amenities and surrounding countryside. The decent sized accommodation comprises entrance hall, cloakroom/W.C., kitchen/breakfast room, dining area opening living room with feature fireplace and study area, first floor landing, three double bedrooms, en-suite shower room/W.C. to main bedroom, family shower room/W.C., gas heating to radiators and double glazing. Outside there is off street parking to front and a rear 'courtyard' style garden laid to patio.









**TRINITY COTTAGE, CHURCH STREET, STOKENCHURCH, HP14 3UJ**  
**APPROX. GROSS INTERNAL FLOOR AREA 102 SQ M / 1101 SQ FT**

FLOOR PLAN IDENTIFICATION PURPOSES ONLY -NOT TO SCALE

# The Wye Partnership Stokenchurch

Kingston House, Oxford Road, Stokenchurch - HP14 3TA

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