



23 Barlow Road, Wendover - HP22 6HS
£350,000





- Well-presented two-bedroom terraced home situated in a popular residential area of Wendover
- Modern fitted kitchen with ample storage and workspace
- Bright and welcoming living/dining room, ideal for relaxing and entertaining
- Excellent access to Wendover Station with direct links to London Marylebone
- Ideal first-time purchase, downsizer or investment opportunity
- Located within easy reach of Wendover High Street, shops and cafés
- Two well-proportioned bedrooms offering comfortable accommodation
- Private rear garden, ideal for outdoor seating and low-maintenance enjoyment
- Modern family bathroom & downstairs W/C
- Readily available on-street parking adding convenience for everyday living

Wendover is a most attractive thriving village set at the foot of the Chiltern Hills just to the southeast 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 and 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.



This well-presented two-bedroom terraced house is located in a sought-after residential area of Wendover, offering excellent access to local amenities and transport links. The property features a modern fitted kitchen with ample storage and workspace, perfect for home cooking. The bright and welcoming living/dining room provides a versatile space for both relaxing and entertaining.

Two well-proportioned bedrooms deliver comfortable accommodation, complemented by a stylish family bathroom and a convenient downstairs W/C. With Wendover Station nearby (offering direct links to London Marylebone) and the High Street's shops and cafés within easy reach, this home presents an ideal opportunity for first-time buyers, downsizers or investors. Readily available on-street parking adds to the every-day convenience.

To the rear of the property, you will find a private garden designed for low-maintenance enjoyment. This outdoor space is perfect for alfresco dining, morning coffee or simply unwinding in the fresh air. The garden's manageable size makes it easy to maintain while still offering plenty of room for outdoor seating or potted plants. The property's position within a friendly neighbourhood further enhances the appeal, creating a peaceful environment to enjoy both inside and out.

Council Tax band: C

Tenure: Freehold

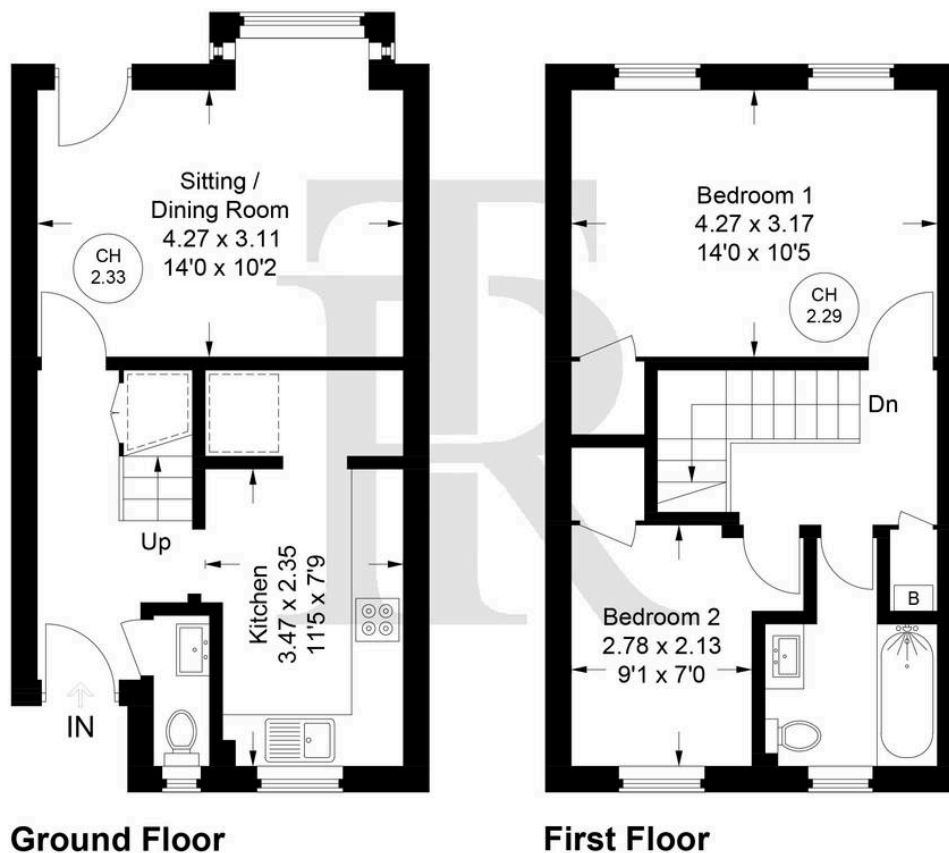
EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: E



CH 2.33 = Ceiling Height

[Dashed Box] = Reduced headroom below 1.5m / 5'0



Ground Floor

First Floor

Barlow Road, HP22 6

Approximate Gross Internal Area
Ground Floor = 33.2 sq m / 357 sq ft
First Floor = 33.4 sq m / 359 sq ft
Total = 66.6 sq m / 716 sq ft

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

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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